THIS INSTRUMENT PREPARED BY:
MARTHA CHILD, ATTORNEY AT LAW
392 Harding Place, Suite 215, Nashville, TN 37211
(615) 834-4300

QUITCLAIM DEED

New Owner:	Send Tax Bills:	Map & Parcel Nos.
Clarissa Hope Johnson 900 Kipling Drive Nashville, TN 37217	Same	2DA-54870 Map 107-14 Parcel 3

For and in consideration of $10.00, the receipt of which is hereby acknowledged, James Ralph Mason, a widower, by these presents do hereby quitclaim and convey unto Clarissa Hope Johnson, unmarried and all her successors and assigns, all my interest in the hereinafter described real property, said parcel and tract of land in Davidson County, Tennessee, described as follows:

Being Lot Number 62 on the Map of Miro Meadows, as of record in Book 1424, page 94, Register's Office for said County, described as follows:

BEGINNING at a point in the northerly margin of Kipling Drive, at the common corner of Lots Nos. 62 and 63; thence northerly with the dividing lines between said Lots, 174.1 feet to a point in the northerly boundary line of said Subdivision; thence westerly with the said boundary line, 75.4 feet to a concrete monument set in the easterly margin of Goodbar Drive; thence with the easterly margin of Goodbar Drive, southerly 154.3 feet to another concrete monument at the beginning of a curve; thence around said curve in a southeasterly direction 31.42 feet to the northerly margin of Kipling Drive; thence with the margin of the same, easterly 55.4 feet to the point of beginning.

Being the same property conveyed to James Ralph Mason and wife Sara B. Mason by Jeff M. Brown and wife Ernestine H. Brown, of record in Book 113, Page 326, Register's Office for Davidson County, Tennessee. Sara B. Mason died on February 8, 2004.

James Ralph Mason expressly reserves a life estate in said property.

This conveyance is subject to any and all outstanding indebtedness thereon.

This is improved property known as: 900 Kipling Drive, Nashville, TN 37217.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value whichever is greater, for this this transfer is -0-.

James Ralph Mason
Affiant

Subscribed and sworn to before me this the 23rd day of February, 2009.

Elaine P. [illegible]
Notary Public

My Commission Expires:
9-25-10

BILL GARRETT, Davidson County
Trans:T20090020198 DEEDQC
Recvd: 03/27/09 09:53 2 pgs
Fees:12.00 Taxes:0.00
20090327-0027532

Said property is conveyed subject to such limitations, restrictions, and encumbrances as may affect the premises.

Witness my hand this the 23RD day of February, 2009.

James Ralph Mason

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public, in and for said County and State, James Ralph Mason, the within name bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this the 23rd day of February, 2009.

My Commission Expires:
9-25-10

Notary Public

quitcD
ibmpts