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This instrument prepared by
BASS, BERRY & SIMS
2700 First American Center
Nashville, TN 37238

QUITCLAIM DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
BERNIE GERINGER AND ETHEL M.	SAME	91-13-328
GERINGER (NAME)	(NAME)	91-13-329
4011 Estes Rd (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	91-13-340
Nashville, TN 37215 (CITY) (STATE) (P.O. ZIP)	(CITY) (STATE) (ZIP)	

WHEREAS, Bernie Geringer and wife, Ethel M. Geringer, hold the following four tracts of land as tenants by the entirety, said parties having acquired the following tracts of land by the earnings from the said tracts of land, except for an initial down payment made by Bernie Geringer, now Bernie Geringer and wife, Ethel M. Geringer, desire to split the said properties into the proportions set forth below:

Bernie Geringer and Ethel M. Geringer are to hold the four tracts as tenants-in-common, Bernie Geringer is to have an undivided 3/5 interest in the said properties and Ethel M. Geringer is to have an undivided 2/5 interest in the said properties.

FOR AND IN CONSIDERATION of NO DOLLARS, we, Bernie Geringer and wife, Ethel M. Geringer, as tenants by the entirety, do hereby quitclaim and convey unto Bernie Geringer and Ethel M. Geringer, as tenants-in-common, the said Bernier Geringer having an undivided 3/5 interest and the said Ethel M. Geringer having an undivided 2/5 interest, their heirs and assigns, the following described tracts or parcels of land in Davidson County, Tennessee, to wit:

TRACT No. I: Being Lot No. 5 on the unrecorded Plan showing Subdivision No. 6 of the John B. Cowden's Property, and described according to a copy of a survey made March 11, 1950, by Norris H. Hickerson, Surveyor, as follows: BEGINNING at a point in the north margin of Lenox Street, at the corner of Lots Nos. 5 and 6; thence with the line between said lots, North 10 degrees West 126.5 feet to the south line of Lot No. 5 of Subdivision No. I; thence along the line of said lots, southwesterly 61.8 feet to a corner of Lot No. 4 of said Subdivision No. 6; thence with the line between Lots Nos. 4 and 5, south 9 degrees 45' East 112.5 feet to the north margin of Lenox Street; thence with the margin of the same, North 80 degrees East 59.5 feet to the point of beginning.

Being the same property conveyed to Bernie Geringer and wife, Ethel M. Geringer, by deed from Lena Ferguson, as of record in Book 3131, page 353, RODCT.

TRACT NO. II: Land in the 8th Civil District of Davidson County, TN, being Lot No. 6 on the unrecorded Map showing the Subdivision VI of the John B. Cowden Property, as follows: BEGINNING at a point in the north margin of Lenox Street at the corner of Lots Nos. 5 and 6; thence with the line between said lots, North 10° West 126.5 feet to a point; thence northeasterly 60.6 feet to a corner of Lot No. 7; thence with the line between Lots No. 6 and 7, South 9° East 139 feet to the north margin of Lenox Street; thence with the margin of the same, South 80° West 56.8 feet to the point of beginning.

Being the same property conveyed to Bernie Geringer and wife, Ethel M. Geringer, by deed from Goldie Estes, as of record in Book 3278, page 583, RODCT.

TRACT NO. III: Being Lot No. 5 on the Map of John B. Cowden's First Subdivision of the 49 acre tract, not of record, described according to a survey made by John M. Sullivan, Surveyor, January 21, 1946 as follows: BEGINNING on the southerly margin of Charlotte Road, at a point 227.1 feet east of the easterly margin of Cowan Avenue, said point being the corner of Lots Nos. 5 and 6; thence with the southerly margin of said Road, eastwardly 89.4 feet to the corner of Lots Nos. 4 and 5; thence with the line between said two lots, southwardly 187 feet; thence South 66 degrees 28' West 88.9 feet to the corner of Lots Nos. 5 and 6; thence with the line between said two lots, northwardly 187 feet to the point of beginning.

Being the same property conveyed to Bernie Geringer and wife, Ethel M. Geringer, from Betty Jean McDaniel Smith and husband, E. N. Smith, as of record in Book 3128, page 544, RODCT.

TRACT NO. IV: Land in the 8th, formerly the 12th, Civil District of Davidson County, Tennessee, being Lot No. 6 on the Map of John B. Cowden's First Subdivision of the 49 acre tract, not of record, and described according to a survey made by John M. Sullivan, Surveyor, January, 1946, as follows:

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Beginning on the southerly margin of Charlotte Road, at a point 136.3 feet east of the easterly margin of Cowden Avenue, said point being the corner of Lots Nos. 6 and 7; thence with the southerly margin of said Lot eastwardly 90.8 feet to the corner of Lots Nos. 5 and 6; thence with the line between said two lots southwardly 187 feet; thence south 65° 10' West 79.7 feet to the corner of Lots Nos. 6 and 7; thence with the line between said two lots northwardly 187 feet to the beginning.

Being the same property conveyed to Bernie Geringer and wife, Ethel M. Geringer by deed from Robert K. Curd and wife, June S. Curd, as of record in Book 3431, page 577, RODCT.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

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

Ethel M. Geringer
AFFIANT

Subscribed and sworn to before me, this 26 day of April, 1979.

James C. Gooch
Notary Public

My Commission Expires: 5-31-81

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

IN WITNESS WHEREOF, we have hereunto set our hands on this 26 day of April, 1979.

Bernie Geringer
BERNIE GERINGER

Ethel M. Geringer
ETHEL M. GERINGER

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, James C. Gooch, a Notary Public in and for said County and State, the within named, Bernie Geringer and Ethel M. Geringer, the Bargainors, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein, contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 26 day of April, 1979.

James C. Gooch
Notary Public

My Commission Expires: 5-31-81

QUITCLAIM

Deed

From: BERNIE GERINGER AND ETHEL M. GERINGER

To: BERNIE GERINGER AND ETHEL M. GERINGER

AND

From: Trustee.

To:

F-2624.7.

IDENTIF. REFERENCE

APR 26 4 14 PM '79

FELIX Z. WILSON JR. REGISTER
DAVIDSON COUNTY, TENN.

Compliments of
Chicago Title Insurance Company
First Floor — First American Center
Phone 255-4631
NASHVILLE, TENNESSEE 37238