This instrument prepared by:
Joseph B. Pitt, Jr., Attorney
First American Center
Nashville, Tennessee 37238

QUITCLAIM DEED

BOOK 5713 PAGE 871

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP PARCEL NUMBERS
James M. Tague ET AL. (NAME)	First Tennessee Bank N. A. Memphis (NAME)	162-13-207
617 Tuscarora Ct. (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 474 (STREET ADDRESS)	
Antioch, TN. 37013 (CITY) (STATE) (ZIP)	Memphis, Tn. 38101 (CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of One dollar ($1.00), cash in hand paid, the receipt of which is hereby acknowledged, T S Properties, a Tennessee partnership, by these presents do hereby quitclaim and convey unto James M. Tague and Byron F. Stephens and wife, Leigh Stephens, their successors and assigns, all its right, title and interest in and to the following described tract of land:

Land in Davidson County, Tennessee, being Lot No. 16, Section II^{C} on the Plan of Monte Carlo Estates, of record in Plat Book 5200, page 66, Register's Office for said County, described as follows to-wit:

Beginning on the easterly margin of Cedarmont Circle at the corner of Lots 16 and 17; thence with the line between said two lots southeasterly 125 feet to the corner of Lots 15 and 16; thence with the line between said two lot southwesterly 82.06 feet to the northerly margin of Darold Court; thence with the same westerly 93.80 feet to the beginning of a curve; thence around said curve having a radius of 25 feet northwesterly 39.27 feet to the easterly margin of Cedarmont Circle; thence with the same northeasterly 80.55 feet to the beginning.

Being the same property conveyed to T S Properties, a Tennessee partnership by deed from G. C. & W. Enterprises, Inc., of recor din Book 5609, page 652, Register's Office for said County.

This conveyance is subject to the plan of record in Book 5200, page 66, Register's Office for said County, which shows an Owner's Certificate, a 30-foot building setback line from Cedarmont Circle and 20-foot setback line from Darold Court and an anchor easement; and restrictive covenants of record in Book 5304, page 888, Register's Office for said County.

This is improved property known as 232-234 Cedarmont Circle, Nashville, Tennessee 37211

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ NONE

Subscribed and sworn to before me, this the 23rd day of February 1981

Affiant

My commission expires: 4/5/84 (Affix Seal)

Notary Public

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

Witness our hands this 23rd day of February, 1981, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

T S PROPERTIES, a Tennessee partnership

By: Byron F. Stephens Partner

James M. Tague

James M. Tague, Partner

1399 02/24 6.00- CHECK

BOOK 5713 PAGE 872

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Mary Ensey, a Notary Public in and for said County and State, James M. Tague, Bryon F. Stephens, partners of T S Properties, a Tennessee partnership

the within named bargainor s, 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 23rd day of February, 1981.

Mary Ensey Notary Public

Commission expires 4/8/84

STATE OF
COUNTY OF

Before me, _____, a Notary Public of the State and County aforesaid, personally appeared _____ with whom I am personally acquainted, and who, upon oath, acknowledged _____ self to be _____ of the _____ the within named bargainor, a corporation, and that he as such _____, being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by _____ self as _____.

Witness my hand and seal, at office in _____, this _____ day of _____, 19___.

_____ Notary Public

Commission expires _____

PLEASE RETURN TO
CHICAGO TITLE
FIRST AMERICAN CENTER
NASHVILLE, TENN. 37238

QUIT CLAIM DEED

T S Properties, a Tennessee partnership

~~BOND~~

TO

James M. Tague and Byron F. Stephens
~~and wife, Leigh Stephens~~

G 3 0 5 4 1

IDENTIF. REFERENCE

FEB 24 3 15 PM '81

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

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

Chicago Title Insurance Company
2000 Richard Jones Road
Nashville, Tenn. 37215
Phone 298-2627