This Instrument Prepared
From Information Furnished
by the Parties by:
IMOGENE W. BOLIN, Attorney
128 J. S. Young Road
Smyrna, Tennessee 37167

SEND TAX BILLS TO:

Lomas & Nettleton Company

3200 Pacific Avenue

Virginia Beach, Va 23451

BOOK 5790 PAGE 489

Map 75-7
Par 12 1st

NAME AND ADDRESS OF NEW OWNERS:

Mary Jane Sutton and J. Dempsey Sutton
509 Juneau Court
Hermitage, Tennessee 37076

STATE OF TENNESSEE]
]
COUNTY OF DAVIDSON]

FOR AND IN CONSIDERATION of the sum of ONE ($1.00) DOLLAR, cash in hand paid, the receipt of which is hereby acknowledged, and other good and valuable consideration, and for the express purpose of making a re-conveyance to MARY JANE SUTTON and J. DEMPSEY SUTTON, as tenants in common and not as tenants by the entirety and with no right of survivorship; I, the undersigned MARY JANE SUTTON, formerly known as MARY JANE JOHNSON, do and by these presents do hereby quitclaim and convey unto IMOGENE W. BOLIN, Trustee, her successors and assigns, the following described tract or parcel of land, to Wit:

BEING land in Davidson County, Tennessee, being LOT NO. 38 on the plan of TULIP GROVE SUBDIVISION, SECTION I, of record in Book 3700, page 106, Register's Office for Davidson County, Tennessee.

SAID LOT NO. 38 fronts 56.55 feet on the easterly margin of Juneau Court, and runs back between lines measuring 153.0 feet on the southerly line, and 146.96 feet on the northwesterly line, to a broken line in the rear measuring 216.7 feet.

BEING the same property conveyed to Richard W. Johnson and Wife, Mary Jane Johnson, by deed of record in Book 4178, page 654, Register's Office for Davidson County, Tennessee; the said Richard W. Johnson being since deceased leaving the said Mary Jane Johnson, a Widow, as the surviving tenant by the entirety; and the said Mary Jane Johnson having subsequently remarried and now having assumed the name of Mary Jane Sutton.

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

AND NOW, I, the said IMOGENE W. BOLIN, Trustee, for the express purpose of carrying out the intent of this conveyance, as above set out, do hereby quitclaim and convey unto MARY JANE SUTTON and J. DEMPSEY SUTTON, as tenants in common and not as tenants by the entirety and with no right of survivorship, their respective heirs and assigns, the same property hereinabove described and set forth, to which reference is here made, and siad property is conveyed subject to the same limitations, restrictions, and encumbrances as may affect the premises, as above set forth.

The undersigned J. DEMPSEY SUTTON has affixed his signature below for the sole purpose of conveying any and all marital rights which he may have in and to the within-described property as the spouse of MARY JANE SUTTON.

IN WITNESS WHEREOF, We have hereunto set our hands on this the 15 day of August, 1981.

658326

IDENTIF. REFERENCE

SEP 2 9 21 AM '81

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

PAID

Mary Jane Sutton
MARY JANE SUTTON

J. Dempsey Sutton
J. DEMPSEY SUTTON

Imogene W. Bolin
IMOGENE W. BOLIN, Trustee

STATE OF TENNESSEE]
]
COUNTY OF RUTHERFORD

Personally appeared before me, _____, a Notary Public in and for said County and State of Tennessee, the within named, MARY JANE SUTTON and J. DEMPSEY SUTTON, the Bargainors, with whom I am personally acquainted and who acknowledged that they executed the within described [QUITCLAIM DEED] instrument for the purposes therein contained.

WITNESS MY HAND and official seal at Smyrna Tennessee, this 15 day of August, 1981.

Imogene W. Bolin
Notary Public

MY COMMISSION EXPIRES: August 28, 1982

STATE OF TENNESSEE]
]
COUNTY OF Davidson

BOOK 5790 PAGE 491

Personally appeared before me, Ann M. Crowley,
A Notary Public in and for said County and State of Tennessee
the within-named IMOGENE W. BOLIN, the Bargainor and Trustee,
with whom I am personally acquainted and who acknowledged that
she executed the within-described [QUITCLAIM DEED] instrument
for the purposes therein contained.

WITNESS MY HAND and official seal at Nashville,
Tennessee, this 1st day of September, 1981.

Ann M. Crowley
Notary Public

MY COMMISSION EXPIRES: Oct. 21, 1984

STATE OF Tennessee
Rutherford COUNTY
I HEREBY SWEAR OR AFFIRM, THAT THE ACTUAL
CONSIDERATION ~~OR THE FAIR MARKET VALUE~~
OF THE PROPERTY TRANSFERRED, ~~WHICHEVER~~
~~IS GREATER, IS~~ — 0 —

Mary Jane Sutton
AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME, THIS
THE 15 DAY OF August 19 81
Imogene W. Bolin NOTARY PUBLIC
MY COMMISSION EXPIRES: Aug. 28, 1982