BOOK 6548 PG 744

# QUITCLAIM DEED

FROM: Jack F. King, Jr.

TO: Jane B. King

This instrument was prepared by:
Robert N. Buchanan, III
Farris, Warfield & Kanaday
Seventeenth Floor
Third National Bank Building
Nashville, Tennessee 37219

| Address New Owner(s) as Follows: | Send Tax Bills To: | Map-Parcel Numbers |
|---|---|---|
| Jane Buchanan King<br>3616 Hampton Avenue<br>Nashville, Tennessee 37215 | ~~First~~ Metropolitan Federal S&L Assoc.<br>Union at 4th<br>Nashville, Tennessee 37219 | 117-5-55 |

## AFFIDAVIT

STATE OF TENNESSEE )
COUNTY OF DAVIDSON )

The undersigned, after being first duly sworn according to law, does make oath and affirm that this Quitclaim Deed was executed and delivered in accordance with the terms of a Divorce Decree and Property Settlement Agreement in that certain case styled Jack Frederick King, Jr. v. Jane Buchanan King, Civil Action No. 84D-1258, Fourth Circuit Court of Davidson County, Tennessee and that there was no consideration given for the transfer.

Jack F. King Jr.
JACK F. KING, JR., Affiant

Sworn to and subscribed before me, this 22nd day of April, 1985.

Cheryl C. Mainwaring
Notary Public

My Commission Expires: 12-4-88

FOR AND IN CONSIDERATION OF the sum of One Dollar Only ($1.00), and in accordance with the terms and conditions of the Divorce Decree and Property Settlement Agreement in that certain case styled Jack Frederick King, Jr. v. Jane Buchanan King, Civil Action No. 84D-1258, Fourth Circuit Court for Davidson County, Tennessee, Jack F. King, Jr. as Grantor has bargained and sold, and by these presents does transfer, quitclaim and convey unto the said Jane B. King, as Grantee, her heirs, successors, and assigns, all of his right, title and interest in and to that certain tract or parcel of land (the "Property") in Davidson County, State of Tennessee, described as follows, to-wit:

4384

Lot 25 on the Plan of Henry Sperry Subdivision, as of record in Book 974, page 21, Register's Office for Davidson County, Tennessee.

Said lot 25 fronts 100 feet on the northerly side of Hampton Avenue and runs back between parallel lines 200 feet to a dead line.

Being the same property conveyed to Grantor and Grantee by deed from Robert Lockin Jones and wife Dorothy S. Jones by deed of record in Book 4905, page 528, Register's Office for said County.

This is improved property, known as 3616 Hampton Avenue, Nashville, Tennessee 37215.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, her heirs, successors, and assigns, forever.

Grantor reserves unto himself a lien on the above described property to secure the payment to him by Grantee of $25,000 without interest, which amount is due upon the first to occur of the following events:

1. May 23, 2000
2. Grantee's selling the above described property, or
3. Grantee's refinancing the above described property.

Grantee joins in this instrument to consent to the foregoing lien and to subject all of her interest in the Property to such lien.

Witness our hands this 22nd day of April, 1985.

GRANTOR:

Jack F. King Jr.

JACK F. KING, JR.

GRANTEE:

Jane B. King

JANE B. KING

STATE OF TENNESSEE )
COUNTY OF DAVIDSON )

Personally appeared before me, Cheryl V. Nauman, a Notary Public in and for said County and State, the within named JACK F. KING, JR., the 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 22nd day of April, 1985.

Cheryl V. Nauman
Notary Public

My Commission Expires: 12-4-88

STATE OF TENNESSEE )
COUNTY OF DAVIDSON )

Personally appeared before me, MARCYANNA E. SPENCER, a Notary Public in and for said County and State, the within named JANE B. KING, the bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 30th day of April, 1985.

Marcyanna E. Spencer
Notary Public

My Commission Expires: 1/10/89

J01807

IDENTIF. REFERENCE

MAY 3 3 24 PM '85

DAVIDSON COUNTY, TN