Form No. WD-6

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BOOK 6757 PAGE 462

FROM MARK A. FLIPPEN and THERESA L. FLIPPEN **TO** GAY LISA LEVINE, TRUSTEE

AND

FROM GAY LISA LEVINE, TRUSTEE **TO** THERESA L. FLIPPEN

QUITCLAIM DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Theresa L. Flippen (NAME)	Commerce Union Bank (NAME)	148-8-247
809 Xavier Court (STREET ADDRESS OR ROUTE NUMBER)	1 Commerce Place, Real Estate (STREET ADDRESS) Division	2DU-23281
Antioch, TN 37013 (CITY) (STATE) (P. O. ZIP)	Nashville, TN 37239 (CITY) (STATE) (ZIP)	

THIS INSTRUMENT WAS PREPARED BY

This Instrument Was Prepared By

MORRIS LEVINE, Attorney-at-Law
1119 Stahlman Bldg., Nashville, Tenn.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS

$ -0- Gay L. Levine
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 20 DAY OF September, 19 85

Irene R. Stanfill
Notary Public

MY COMMISSION EXPIRES: 10-20-85

(AFFIX SEAL)

FOR AND IN CONSIDERATION of love and affection (and no monetary consideration) and for the express purpose of making a re-conveyance to create tenancy in fee simple,

We, Mark A. Flippen and Theresa L. Flippen

by these presents do hereby quitclaim and convey unto Gay Lisa Levine, Trustee, his successors and assigns, the following described tract or parcel of land, to wit:

LAND in Davidson County, Tennessee, being Lot No. 186 on the Plan of Section Ten, Terragon Trails, of record in Book 5190, page 173, Register's Office for Davidson County, Tennessee.

SAID Lot No. 186 fronts 35.00 feet on the northeasterly margin of the cul-de-sac at the terminus of Xavier Court and extends back 124.22 feet on the westerly line and 133.15 feet on the southerly line to a dead line in the rear, measuring 195.00 feet thereon.

BEING the same property conveyed to Mark A. Flippen and wife, Theresa L. Flippen by deed from Marion Thurman and wife, Eva M. Thurman, of record in Book 5531, page 310, Register's Office for Davidson County, Tennessee; the said Mark A. Flippen and Theresa L. Flippen having since divorced.

This is ( ) unimproved (XXX) improved property, known as 809 Xavier Court, Antioch, Tennessee 37013
(House Number) (Street) P. O. Address: (City or Town) (Postal Zone)

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

And now, I, the said Gay Lisa Levine, Trustee, for the express purpose of carrying out the intent of this conveyance, as above set out, do hereby quitclaim and convey unto Theresa L. Flippen, and her

_____ heirs and assigns, the same property hereinabove described and set forth, to which reference is here made, and said property is conveyed subject to the same limitations, restrictions and encumbrances as may affect the premises, as above set forth.

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IN WITNESS WHEREOF we have hereunto set our hands on this the 20th day of September, 1985.

Theresa L. Flippen

Mark A. Flippen

Gay Lisa Levine
Trustee.

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named, Mark A. Flippen and Theresa L. Flippen the bargainors, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 20th day of September. 1985.

Trina R. Scarpulla
Notary Public

My commission expires 10/20/85

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Gay Lisa Levine, Trustee, the bargainor, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that he, as Trustee, executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 20th day of September, 1985.

Trina R. Scarpulla
Notary Public

My commission expires: 10/20/85

RUSH

66922

IDENTIFICATION REFERENCE

JAN 7 2 32 PM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN