Form No. WD-6

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BOOK 7060 PAGE 579

FROM Roy A. Casson and Lavona R. Kunickis **AND** Daniel M. Van Sant

TO Daniel M. Van Sant **TO** Roy A. Casson and Lavona K. Casson, et ux.

QUITCLAIM DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Roy A. Casson and wife, Lavona K. Casson (NAME)	Fidelity Federal (NAME)	117-2-105
3006 Medial Avenue (STREET ADDRESS OR ROUTE NUMBER)	401 Union Street (STREET ADDRESS)	7 DA-22620
Nashville, TN 37215 (CITY) (STATE) (P. O. ZIP)	Nashville, TN 37219 (CITY) (STATE) (ZIP)	

Mail

THIS INSTRUMENT WAS PREPARED BY

DANIEL M. VAN SANT, ATTORNEY
JENNINGS, BRADLEY & VAN SANT
21st Floor First American Center
315 Deaderick Street
Nashville, Tennessee 37238-0069

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

$ - 0 - Daniel M. Van Sant
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 5th DAY OF December 1986

Notary Public

MY COMMISSION EXPIRES: May 13, 1989

(AFFIX SEAL)

70027

IDENTIFICATION REFERENCE

DEC 5 10 58 AM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

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

We, Roy A. Casson and Lavona R. Kunickis

by these presents do hereby quitclaim and convey unto Daniel M. Van Sant, Trustee, his successors and assigns, the following described tract or parcel of land, to wit:

Being Lot No. 17, of Block 4 on the Map of the Subdivision of the Stokes Tract, of record in Book 974, page 24, Register's Office for Davidson County, Tennessee.

Said Lot No. 17 fronts 110 feet on the east side of Medial Avenue and runs back between lines, 160.3 feet on the north line and 170.2 feet on the south line, to a dead line in the rear, on which it measures 100 feet.

Being the same property conveyed to Roy A. Casson and Lavona R. Kunickis by deed from Tone N. Grant and wife, Kathi S. Grant, of record in Book 5678, page 441, Register's Office for Davidson County, Tennessee.

The above described property is conveyed subject to the restrictions and set back lines as shown on the plan of record in Book 974, page 24, Register's Office for Davidson County, Tennessee.

This is unimproved {X} improved property, known as 3006 Medial Avenue, Nashville, Tennessee 37215
(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 Daniel M. Van Sant, Trustee, for the express purpose of carrying out the intent of this conveyance, as above set out, do hereby quitclaim and convey unto Roy A. Casson and wife, Lavona K. Casson, as tenants by the entireties, their

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.

IN WITNESS WHEREOF we have hereunto set our hands on this the 5th day of December, 1986.

Roy A. Casson

Lavona R. Kunickis

Daniel M. Van Sant Trustee.

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

Personally appeared before me, Diane L. Wagster, a Notary Public in and for said County and State, the within named, Roy A. Casson and Lavona R. Kunickis the bargainor s, 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 5th day of December, 1986.

Diane L. Wagster Notary Public

My commission expires May 13, 1989.

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

Personally appeared before me, Diane L. Wagster, a Notary Public in and for said County and State, the within named Daniel M. Van Sant, 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 5th day of December, 1986.

Diane L. Wagster Notary Public

My commission expires May 13, 1989.