Prepared by: Blake Freeman, Atty., P. O. Box 1368, Madison, TN 37116
without warranty, from information provided by the parties

QUITCLAIM DEED

BOOK 7198 PAGE 761

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO: Mortgagee: none	MAP PARCEL NUMBERS
Maurice Stephen Powers	Same	42-4-10
and wife, Eloise Powers (NAME)	(NAME)	
408 Hamblen Drive (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Madison, TN 37115 (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of One dollar ($1.00), cash in hand paid, the receipt of which is hereby acknowledged, Maurice Stephen Powers, by these presents do hereby quitclaim and convey unto his wife, Eloise Powers, her successors and assigns, ~~xxx~~ 1/2 his right, title and interest in and to the following described tract of land:

Land in Davidson County, Tennessee, being Lot No. 82 on the Plan of Primrose Acres, as of record in Book 2663, page 106, Register's Office for said County, to which reference is here made for a more particular description.

Being the same property conveyed to Maurice Stephen Powers, unmarried, by deed from David Vargas and wife, Sandra S. Vargas of record in Book 5213, page 78, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to restrictive covenants of record in Book 2859, page 584, setback line, easements and other limitations as shown on Plan of record in Book 2663, page 106, said Register's Office.

BLAKE FREEMAN NOTARY PUBLIC STATE OF TENNESSEE

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ -0-

Subscribed and sworn to before me, this the 9th day of April 1987

Affiant: Maurice S. Powers

My commission expires: 3-6-89 (Affix Seal)

Notary Public

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

Witness my hand this 9th day of April, 1987, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Maurice S. Powers
MAURICE STEPHEN POWERS

1345

REGISTER'S OFFICE REFERENCE

APR 10 8 26 AM '87

FEE

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Maurice Stephen Powers

the within named 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 Madison, TN this 9 day of April, 19 87.

Notary Public

Commission expires 3-8-89

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 _____

AND

Compliments of
MADISON TITLE COMPANY
333 GALLATIN ROAD SOUTH
MADISON, TENNESSEE 37115