QUITCLAIM DEED BOOK 7263 PAGE 140

FROM: James F. Sack

TO: Phyllis A. Sack

This instrument was prepared by:
James G. Martin, III
Farris, Warfield & Kanaday
Suite 1900
Third National Financial Ctr.
Nashville, Tennessee 37219

Address New Owner(s) as Follows:

319 Wauford Drive
Nashville, TN
37211

Send Tax Bills To:

Metropolitan Federal
~~First Federal Savings~~
~~Union at Fourth~~
Nashville, TN 37219

Map- Parcel Numbers

Map 147-5
Parcel 91

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 Phyllis Ann Sack vs. James Francis Sack Civil Action No. 87D-259, Fourth Circuit Court of Davidson County, Tennessee and that there was no other consideration given for the transfer.

James F. Sack
Affiant

Sworn to and subscribed before me, this 4 day of ~~May,~~ June 1987.

Ruby Mayo
Notary Public

My Commission Expires: NOTARY PUBLIC AT LARGE JULY 10, 1989

FOR AND IN CONSIDERATION OF the sum of Zero Dollars ($00.00), and in accordance with the terms and conditions of the Divorce Decree and Property Settlement Agreement in that certain case styled Phyllis Ann Sack vs. James Francis Sack, Civil Action No. 87D-259 in the Fourth Circuit Court for

34499

IDENTIFICATION REFERENCE

JUN 9 2 45 PM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

Davidson County, Tennessee, James Francis Sack has bargained and sold, and by these presents does transfer, quitclaim and convey unto the said Phyllis A. Sack, her heirs, successors, and assigns, all of his right, title and interest in and to that certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

> Being Lot No. 91 on the Revised Plan of Caldwell Hall, Section I, as of record in Book 2900, page 58, Register's Office for said County.
>
> Said Lot No. 91 fronts 90.0 feet on the southerly margin of Wauford Drive and extends back 170.8 feet on the easterly line and 169.1 feet on the westerly line to a dead line in the rear, measuring 90.0 feet thereon.
>
> Being the same property conveyed to James F. Sack and wife, Phyllis A. Sack from Harold H. Offutt and wife, Ruby L. Offutt by deed dated July 9, 1971, as of record in Book 4519, page 283, Register's Office of Davidson County, Tennessee.
>
> This conveyance is subject to recorded restrictions, easements and setback lines applicable to said property.

This is improved property, known as 319 Wauford Drive, Nashville, Tennessee 37211.

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

Witness my hand this 4 day of ~~May~~ June, 1987.

James F Sack
JAMES F. SACK

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Ruby Margo, a Notary Public of said County and State, JAMES FRANCIS SACK, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 4 day of June, 1987.

Ruby Margo
Notary Public

My Commission Expires: JULY 10, 1988

1665M/05-04-87