SEND TAX NOTICES TO:

Mtg Corp of South
Birmingham, Ala

This Instrument Prepared By
Ken Burger, Attorney at Law
BURGER, FLY & MCFARLIN
301 North Spring Street
P. O. Box 398
Murfreesboro, Tennessee 37133-0398
(615) 896-4154; 256-8465

Map 72-14
P. 99 ac-

QUITCLAIM DEED

This instrument made and entered into on this the 5th day of June, 1988, by and between BONNIE WAECHTER, Seller, and JOHN WAECHTER, Buyer.

BOOK 7458 PAGE 635

WHEREIN FOR AND IN CONSIDERATION OF THE SUM OF $10.00 cash in hand paid, the receipt of which is hereby acknowledged, Seller hereby conveys and quitclaims unto Buyer all of her right, title and interest in and to the following described real estate located in Davidson County, Tennessee:

A house and lot located at 1405 Straightway, Nashville, Davidson County, Tennessee, which is more particularly described as follows:

Land in Davidson County, Tennessee, being part of Lot No. 11 on the Plan of H. H. Robinson's Subdivision of Lot No. 28 and 29 and a part of Lot No. 30 in the Brownsville addition, as of record in Book 57, page 1, Register's office of said County, and described as follows, according to a survey by R. L. Montoya Land Surveyor dated March 21, 1983:

Beginning at an iron pin in the northerly margin of Straightway Avenue as presently located, said point being the common corner of Lots 12 and 11 and being 178 feet west of the west margin of Chapel Avenue; thence, with the north margin of Straigthway Avenue N 84° 19' 05" W. 55.0 feet to an iron pin; thence leaving said margin N 5° 41' 27" E. 80.0 feet to an iron pin; thence N 84° 19' 05" W. 40.0 feet to an iron pin in the east line of Lot 10; thence along a line common to Lot 10 and 11, N 5° 41' 27" E. 159.81 feet to an iron pin located in the southerly margin of Straightway Circle; thence with said margin S 83° 23' 24" E. 95.0 feet to an iron pin; thence along a line common to Lot 12 and 11, S 5° 41' 17" W. 238.27 feet to the point of beginning containing 19,508 square feet, 0.45 acres, more or less.

Being the same property conveyed to Henry C. Waechter and wife, Sybil and John M. Waechter and wife, Bonnie Waechter by deed of record in Deed Book 5996, page 787 of said Register's Office.

IN TESTIMONY WHEREOF, Seller has hereunto set her signature on day and date first above written.

Bonnie Waechter
BONNIE WAECHTER

Mail Buyer
John Waechter et al
Rt #1 - Bumpus Mill Rd
Rockvale, Tenn 37153

STATE OF TENNESSEE)
)
COUNTY OF _____)

BOOK 7458 PAGE 636

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named BONNIE WAECHTER, the bargainor, with whom I am personally acquainted, and who acknowledged that she executed the foregoing (QUITCLAIM DEED) instrument for the purposes therein contained.

WITNESS MY HAND and official seal at office in Eagleville, Tennessee, this 5 day of Jan, 1988.

Minerva J Foster
Notary Public

My Commission Expires: 5-19-91

AFFIDAVIT

I hereby swear or affirm that the purpose of this Quitclaim Deed is the abolition of an estate by the entireties which heretofore existed between the within-named parties, and that, hence, the same is exempted from any transfer tax under the provisions of Tennessee Code Annotated

Bonnie Waechter
AFFIANT

STATE OF TENNESSEE)
)
COUNTY OF Rutherford)

Sworn to and subscribed before me,

this 5 day of Jan, 1988.

Minerva J Foster
Notary Public

My Commission Expires: 5-19-91

01 1 52 7

IDENTIFICATION REFERENCE

JAN 29 9 25 AM '88

DAVIDSON COUNTY, TN

2437 01/29 0101 01EASH

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