FILE 47

Address New Owner:	Map-Parcel Numbers:	Send Tax Bills To:
Jeanette M. Copen 2707 Noonan Drive Nashville, TN 37206	Map No. 61-16 Parcel No. 293	Jeanette M. Copen 2707 Noonan Drive Nashville, TN 37206

This instrument prepared by: Boult, Cummings, Conners & Berry (TC)
222 Third Avenue, North, P.O. Box 198062, Nashville, TN 37219

QUITCLAIM DEED

BOOK 7581 PAGE 633

FOR AND IN CONSIDERATION of the sum of One Dollar ($1.00) cash in hand paid, the receipt and sufficiency of which are hereby acknowledged, William A. Copen, Jr. (the "Grantor"), by these presents hereby sells, assigns, and quitclaims to Jeanette M. Copen (the "Grantee"), Grantee's heirs and assigns, all of Grantor's right, title, and interest in and to certain land in Davidson County, Tennessee, being more particularly described in Exhibit A, which is attached hereto and incorporated herein by reference (the "Property").

This is improved property known as 1320 Ardee Avenue, Nashville, Tennessee.

The Property is conveyed expressly subject to all limitations, restrictions, and encumbrances as may affect the Property.

IN WITNESS WHEREOF, the Grantor has executed this Deed this 17 day of May, 1988.

William A. Copen, Jr.
William A. Copen, Jr.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

9270 06/23 0101 03CHECK 6.00

Personally appeared before me William A. Copen, Jr., with whom I am personally acquainted and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 17th day of May, 1988.

Dorothy G. Dalton
Notary Public

My commission expires:
4-8-90

JUN 23 2 03 PM '88
FELIX Z. WILSON II, REGISTER
DAVIDSON COUNTY, TN

IDENTIFICATION REFERENCE

43321.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer is $ -0-.

William A. Copen, Jr.
Affiant

Subscribed and sworn to before me this 17th day of May, 1988.

FILED

EXHIBIT A

BOOK 7581 PAGE 634

Land in Davidson County, Tennessee, being lot No. 30 of Block "D" on the Map of the Re-Subdivision of Sunnymeade, of record in book 974, pages 56 and 57, Register's Office for said County.

Said Lot No. 38 fronts 50 feet on the south side of Ardee Avenue and runs back between parallel lines 140 feet to a dead line.

Being the same real property conveyed to Dobson & Johnson, Inc., a Tennessee corporation, by deed from Sterling Garfield Moseley, of record in book 3705, page 447, Register's Office for said County.

Deed received April 6, 1964, noted in book 108, page 509, recorded in book 3706, page 575.