BOOK 7637 PAGE 454

This Instrument Prepared By:

Joseph P. Rusnak
Paul E. Jennings' Office
303 Church Street, Suite 101
Nashville, Tennessee 37201
(615) 726-1027

Mail

QUITCLAIM DEED

1487 08/26 0101 03CHECK 6.00

Address New Owner(s) As Follows:	Mortgagee:	Map Parcel Numbers:
Kenneth D. & Peggy A. Garner 201 Edgemeade Blvd. Madison, Tennessee 37115	C. E. Garner	52-1-200 11D 70460

FOR AND IN CONSIDERATION of the love and affection associated with over thirty (30) years of marital bliss I, Kenneth D. Garner, also known as Kenneth Dwayne Garner ("Grantor"), for the intent and purpose of creating an estate by the entireties in and to the entire interest in the property described below previously held soley by the Grantor, do hereby quitclaim and convey unto my wife, Peggy A. Garner ("Grantee"), her heirs and assigns, a one-half undivided interest as an estate by the entireties in and to a certain tract of land located in Davidson County, Tennessee and described as follows:

> Land in Davidson County, Tennessee, being Lot No. 13 and the easterly 31.3 feet of Lot No. 12 of Block "F" on the Revised Plan of Power & Roth's Madison Park Subdivision, of record in Book 843, Page 7, Register's Office for said County.
>
> Said lot and part of said lot adjoin and front together 83.3 feet on the northerly side of Madison Boulevard and extended back between lines, 263.9 feet on the easterly line of Lot No. 13 and 230 feet, more or less, on the westerly line of a part of Lot No. 12, to a line in the rear on which they measure 80 feet.
>
> Being part of the same property conveyed to Kenneth Dwayne Garner by deed from C. E. Garner and wife, Alice Garner, of record in Book 5504, Page 818, Register's Office for said County.

This is improved property known as 257 Madison Boulevard, Madison, Tennessee 37115.

IN WITNESS WHEREOF, the Grantor has caused this instrument to be executed on this 25 day of August 1988.

Kenneth D. Garner

62548.

IDENTIFICATION REFERENCE

AUG 26 3 51 PM '88

REGISTER

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

There is no actual consideration for this transfer.

Peggy A. Garner
AFFIANT

Subscribed and sworn to before me this 25 day of August 1988.

Yolanda Y. Lewis
NOTARY PUBLIC

My Commission Expires:

March 11, 1991

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Yolanda Y. Lewis, a Notary Public said County, Kenneth D. Garner, 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 25th day of August 1988.

Yolanda Y. Lewis
NOTARY PUBLIC

My Commission Expires:

March 11, 1991