BOOK 7781 PAGE 495

QUITCLAIM DEED

	MAP 133-13-0 PARCEL 124.00
ADDRESS NOW OWNER(S)	SEND TAX BILLS TO
CAROLYN R. QUIGGINS	FLEET MORTGAGE CORPORATION
4716 DANBY DRIVE	PO BOX 3031
NASHVILLE, TN. 37211	MILWAUKEE, WI. 53201-3031

FOR AND IN CONSIDERATION of a final decree of divorce in the Probate Court for Davidson County, Tennessee, No. 88D-844, I, **TERRY L. TOWNSON**, Grantor, by these presents do hereby quitclaim and convey unto **CAROLYN R. QUIGGINS**, Grantee, her successors and assigns, all my right, title and interest in and to the following described tract of land:

Being Lot No. 60 on the Plan of Abbay Hall, Section 1, of record in Book 2331, Page 18, Register's Office for said County, to which Plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Terry L. Townson and wife, Carolyn R. Townson by virtue of deed from Johnathan F. Semon and wife, Barbara J. Semon, of record in Deed Book 6912, Page 851, Register's Office of Davidson County, Tennessee.

Subject to the restriction record in Book 2345, Page 514 and Book 2393, Page 627 of the Register's Office.

This conveyance is subject of any and all existing easements of record.

This is improved property, known as 4716 Danby Drive, Nashville, TN. 37211.

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

WITNESS my hand this 23 day of Feb., 1989.

X Terry Townson
TERRY L. TOWNSON

STATE OF TENNESSEE]
COUNTY OF DAVIDSON]

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

Sworn to and subscribed before me this 23rd day of February, 1989.

My Commision Expires: My Commission Expires July 9, 1989

X Regina Leighton
Notary Public

NOTARY PUBLIC

STATE OF TENNESSEE]
COUNTY OF DAVIDSON]

Personally appeared before me, Regina Leighton, a Notary Public in and for said County and State, the within named, TERRY L. TOWNSON, the Grantor 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 23rd day of February, 1989.

TAI

X Regina Leighton
Notary Public

My Commission Expires: My Commission Expires July 9, 1989

12201

IDENTIFICATION REFERENCE

FEB 28 11 10 AM '89

RUSH

1014 02/28 0101 01CASH 6.00

This instrument was prepared by:

STEPHEN W. PATE 150 SECOND AVE.N., SUITE 315 NASH., TN. 37201