par. 23a.

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THIS INSTRUMENT PREPARED BY: BUCHANAN, EDWARDS & DETRING, Attorneys
P. O. Box 1045, Hendersonville, TN 37077

QUITCLAIM DEED

FROM: PERRY F. LOUDEN

TO: PHYLLIS A. LOUDEN

SEND TAX BILLS TO:
Phyllis A. Louden
172 Park Circle
Old Hickory, TN 37138

FOR AND IN CONSIDERATION of the payment of Ten Dollars ($10.00) cash and other good and valuable consideration, the receipt of which is hereby acknowledged, PERRY F. LOUDEN, Grantor, has this day bargained and sold, and by these presents, does hereby convey and quitclaim unto PHYLLIS A. LOUDEN all his estate, right, title, interest and claim in and to a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to wit:

> Land in Davidson County, Tennessee, being Lot No. 8 on the Plan of Green Heights, of record in Book 1835 at page 112, Register's Office for said County.
>
> Said Lot No. 8 fronts 70 feet on the southerly margin of Ray Avenue and extends back 184.4 feet on the eastery line and 190 feet on the westerly line to a dead line in the rear, measuring 94.3 feet thereon.
>
> Being the same property conveyed to Phyllis A. Louden by deed from Thomas M. Farler of record in Book 7317, page 234, Register's Office of Davidson County, Tennessee.

IN WITNESS WHEREOF, I have hereunto set my hand on this the 23rd day of January, 1989.

Perry F. Louden
PERRY F. LOUDEN

14394

MAR 7 9 19 AM '89

3262 03/07 0101 01CASH 6.00

STATE OF TENNESSEE)
COUNTY OF SUMNER)

Before me, the undersigned, a Notary Public in and for said county and state, personally appeared PERRY F. LOUDEN, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the foregoing instrument for the purposes therein contained.

Witness my hand and seal at office in Hendersonville, Tennessee, this 23rd day of January, 1989.

Teresa D. Herron
NOTARY PUBLIC

My Commission Expires: 5-16-92

STATE OF TENNESSEE)
COUNTY OF SUMNER)

I hereby swear or affirm that the actual consideration for this transfer or value of the property transferred, whichever is greater, is no dollars ($-0-) which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Phyllis Ann Louden
AFFIANT

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

Teresa D. Herron
NOTARY PUBLIC

My Commission Expires: 5-16-92