THIS INSTRUMENT PREPARED BY: Kenneth M. Switzer
213 Fifth Avenue, North
Nashville, TN 37219
(615) 259-9344

Mail

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP & PARCEL
James P. Zerface	Same	104-16
2601 Hillsboro Road		228
Apartment I-2		
Nashville, TN 37215		24W-11650

QUITCLAIM DEED

FOR AND IN CONSIDERATION of no monetary consideration, and for the sole purpose of complying with the terms of a Marital Dissolution Agreement entered into by the parties, I, Theresa A. Zerface , do hereby quitclaim and convey unto James P. Zerface, all my right, title and interest in and to the following described tract of land, located in Davidson County, Tennessee, to wit:

> LAND in Davidson County, Tennessee, being the westerly half of Lot No. 214 on Belmont Land Company's Plan, of record in Book 421, page 34, said Register's Office.
>
> SAID part of Lot No. 214 fronts 50 feet on the northerly side of Beechwood Avenue and runs back between parallel lines, with the easterly margin of 20th Avenue, South, formerly Altura Place or 19th Avenue, South, 187.5 feet to an alley.
>
> BEING the same property conveyed to James P. Zerface and wife, Theresa A. Zerface, by deed from Susan Deborah Hay, of record in Book 6437, page 612, Register's Office for Davidson County, Tennessee.

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

IN WITNESS WHEREOF, we have hereunto set our hands on this the 22 day of March, 1989.

Theresa A. Zerface
THERESA A. ZERFACE

2157.9

IDENTIFICATION

APR 4 9 34 AM '89

FEE $ WILSON CO REGISTER

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

Personally appeared before me, Kenneth M Switzer, a Notary Public in and for said County and State, the within named, THERESA A. ZERFACE, the bargainor, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 22 day of March, 1989.

Kenneth M Switzer
Notary Public

My Commission Expires:

5-13-89

STATE OF TENNESSEE)

1815 04/04 0101 03CHECK 6.00

COUNTY OF DAVIDSON)

The actual consideration for this transfer is $ 0 .

James P. Zerface
Affiant

Sworn to and subscribed before me this 22nd day of March, 1989.

Notary Public

My Commission Expires:

5-20-92