QUITCLAIM DEED

[Address New Owner(s) As Follows:	]Send Tax Bills To:	] Map-Parcel No.]
[	]Mortgage Specialists	]]
[Jane D. Taggert	]Incorporated	] Map 156-2]
[	] (Name)	]]
[866 Beech Bend Drive	]	] Parcel 130]
[(Street Address or Route No.)	] (Street Address)	]]
[Nashville, Tennessee 37221	]	] 9D 61486]
[(City) (State) (Zip)	](City)(State)(Zip)]	]

FOR AND IN CONSIDERATION of One Dollar ($1.00) cash in hand paid, the receipt of which is hereby acknowledged and pursuant to a Divorce Decree of the Fourth Circuit Court of Davidson County, Tennessee, Rule #89B-741, I, Joseph R. Taggert, hereinafter called Grantor, have bargained and sold, and by these presents do hereby quitclaim and convey unto Jane D. Taggert, hereinafter called Grantee, her heirs, successors and assigns, all my right, title and interest in and to the following described tract of land in Davidson County, Tennessee:

LAND IN Davidson County, Tennessee being Lot No. 630 on the Plain of Harpeth Woods Section of Harpeth Valley Park aS of record in Book 4869, Page 111, Register's Office for Davidson County, Tennessee to which plan reference is hereby made for a more complete and accurate legal description.

BEING the same property conveyed to Joseph R. Taggert and wife, Jane D. Taggert, by deed from John R. Bennett and Timothy B. Bennett of record in Book 7601, Page 651 Register's Office for Davidson County, Tennessee. Jane D. Taggert and Jane Marie Taggert being one and the same person.

This conveyance is subject to a Deed of Trust executed Joseph R. Taggert and wife, Jane D. Taggert, to Saturn and Mazer, Attorneys, Trustee to secure payment in the principal amount of $63,500.00 to Mortgage Specialists Incorporated of record in Book 7601 Page 654 R.O.D.C. Tennessee.

This is improved property known as 866 Beech Bend Drive, Nashville, Tennessee 37221.

[This instrument prepared by:	] STATE OF TENNESSEE)]
[Harold E. Collins, Attorney	] COUNTY OF DAVIDSON)]
[4800 Charlotte Avenue	] The actual consideration or value]
[Nashville, TN 37209	] whichever is greater, for this]
[	] transfer is none .]
[mail	] Jane D. Taggert]
[	] Affiant]
[	] Subscribed and sworn to before me]
[	] this 21 day of June , 1989.]
[	] Joyce Jackson]
[	] Notary Public]
[	] My Commission Expires: 11-12-89]
[	] (Affix Seal)]

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

Witness my hand this 15 day of June, 1989, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Joseph R. Taggert
JOSEPH R. TAGGERT

4379

IDENTIFICATION

JUN 23 12 25 PM '89

FELIX Z WILSON II REGISTER
DAVIDSON COUNTY, TN

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Joseph R. Taggert, 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 within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee this 15 day of June, 1989.

Laura E. Hall
NOTARY PUBLIC

My commission expires: 11/12/89

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