QUITCLAIM DEED BOOK 7882 PAGE 132

2531 07/06 0101 03CHECK 6.00

[Address New Owner(s) As Follows:	]Send Tax Bills To:	] Map-Parcel No.]
[	]	]]
[James M. Tidwell	]	] Map/Par]
[	] (Name)	]]
[609 Baugh Road	]	] 42-10-97]
[(Street Address or Route No.)	] (Street Address)	]]
[Nashville, Tennessee 37221	]	]]
[(City) (State) (Zip)	](City)(State)(Zip)]	]

FOR AND IN CONSIDERATION of One Dollar ($1.00) cash in hand paid,and pursuant to a Divorce Decree of the Probate Court of Davidson County, Tennessee Rule #88D-1022, I, Gilda A. Cobb, by these presents do hereby quitclaim and convey unto James M. Tidwell, his 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. 23 on the Plan of Green Meadows, Section 1 as of record in Book 5050, page 92, Register's Office for said County.

Said Lot No. 23 fronts 92.0 feet on the southerly side of Baugh Road and runs back 186.37 feet on the westerly line and 215.75 feet on the easterly line to a line in the rear measuring 68.37 feet thereon.

Being the same property conveyed to James M. Tidwell and wife, Gilda A. Tidwell by deed from Loyd E. Sigler and wife, Karen J. Sigler of record in Book 7009 Page 290 R.O.D.C. Tennessee. The said James M. Tidwell and Gilda A. Tidwell having since divorced and Gilda A. Tidwell and Gilda A. Cobb being one and the same person.

This conveyance is made subject to all zoning regulations, easement for public utilities and rights of way, if any, applicable to this property, restrictions of record in Book 5376, Page 552, and all matters shown on the recorded plat referred to above.

This conveyance is subject to a Deed of Trust executed by James A. Tidwell and wife, Gilda A. Tidwell to secure Atlantic Coast Mortgage Company in the principal amount of $54,750.00 dated December 16, 1986 as of record in Book 7099 Page 293 R.O.D.C. Tennessee.

Cecil Cobb, husband of Gilda A. Cobb joins in this conveyance for the express purpose of conveying any and all right, title and interest in and to the above described property by virtue of being married to the said Grantor.

This is improved property known as 609 Baugh Road, 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.]
[	] James M. Tidwell]
[	] Affiant]
[	] Subscribed and sworn to before me]
[	] this 30th day of June, 1989.]
[	]]
[	] Pamela S. Lorenz]
[	] Notary Public]
[	] My Commission Expires: May 9 1989]
[	] (Affix Seal)]

47032 IDENTIFICATION REFERENCE Jul 6 9 40 AM '89 FILED & RECORDED DAVIDSON COUNTY, TENN. RUSH

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

Witness my hand this 25th 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.

Gilda A. Cobb
GILDA A. COBB
Gilda A. Cobb

Cecil Cobb
CECIL COBB
Cecil Cobb

STATE OF TENNESSEE)
)
COUNTY OF)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Gilda A. Cobb and Cecil Cobb, the within named bargainors, with whom I am personally acquainted,(or proved to me on the basis of satisfactory evidence) and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee this 25th day of June, 1989.

Marlea Lambright
NOTARY PUBLIC

My commission expires: March 11, 1991