THIS INSTRUMENT WAS PREPARED FROM INFORMATION PROVIDED BY THE PARTIES:

This Instrument Prepared By:
Lehman Land Title, Inc.
155 Franklin Road, Suite 151
Brentwood, Tennessee 37027

FILE BOX #52

5761 02/26 0101 03CHECK 26.14

# QUITCLAIM DEED

BOOK 8052 PAGE 129

| ADDRESS NEW OWNER(S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP PARCEL NUMBERS |
|---|---|---|
| James Anthony Stephany (NAME) | Diamond Mortgage Corporation (NAME) | Map 83-8 |
| 1019-1021 Preston Drive (STREET ADDRESS OR ROUTE NUMBER) | 212 South Tryon Street, S.700 (STREET ADDRESS) | Parcel 222 |
| Nashville, Tennessee 37206 (CITY) (STATE) (ZIP) | Charlotte, NC 28281 | |

FOR AND IN CONSIDERATION of Ten Dollars ($10.00), cash in hand paid, the receipt of which is hereby acknowledged, Sylvia Vanessa McKinney,

by these presents do hereby quitclaim and convey unto James Anthony Stephany

his successors and assigns, all her right, title and interest in and to the following described tract of land:

Being Lot No. 66-A as shown on the Plan of the Resubdivision of Lot No. 66 of Rosewood Heights, Section II as of record in Plat Book 3842, page 46, Register's Office for Davidson County, Tennessee, to which plat reference is being made for a more complete legal description.

Being the same property conveyed to James anthony Stephany and Sylvia Vanessa McKinney, as joint tenants with the right of survivorship, both unmarried by deed from Charles B. Walker and wife, Shirley Walker of record in Book 7488, page 177, Register's Office for Davidson County, Tennessee.

HSITC DAVIDSON COUNTY TN.
FEB 26 1 15 PM '90
IDENTIF. TREFERENCE
06307

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

The actual consideration or value, whichever is greater, for this transfer is $ 5,800.00

Subscribed and sworn to me, this the 26th day of February 19 90.

My commission expires: 5-19-91
AFFIX SEAL

Sylvia Vanessa McKinney
AFFIANT

NOTARY PUBLIC

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

Witness my hand this 26th day of February, 19 90, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Sylvia Vanessa McKinney
sylvia Vanessa McKinney

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Sylvia Vanessa McKinney

the within named bargainor _____, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Brentwood, Tennessee this 26th day of February, 1990.

_____ Notary Public

Commission expires 5-19-91

STATE OF
COUNTY OF

Before me, _____, a Notary Public of the State and County aforesaid, personally appeared _____ with whom I am personally acquainted, and who, upon oath, acknowledged _____ self to be _____ of the _____ the within named bargainor, a corporation, and that _____ he as such _____ being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by _____ self as _____.

Witness my hand and seal, at office in _____, this _____ day of _____, 19___.

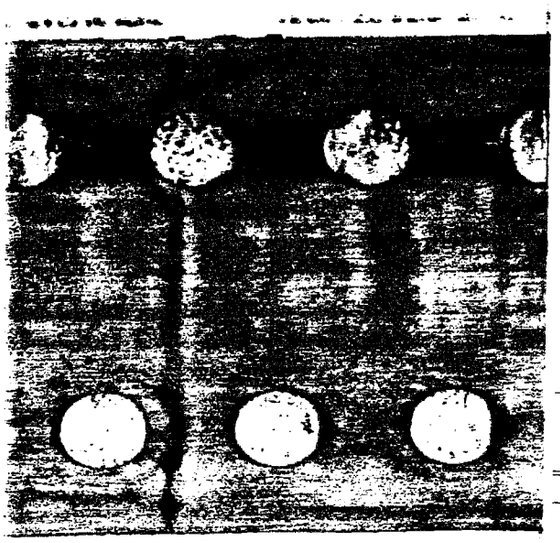
_____ Notary Public

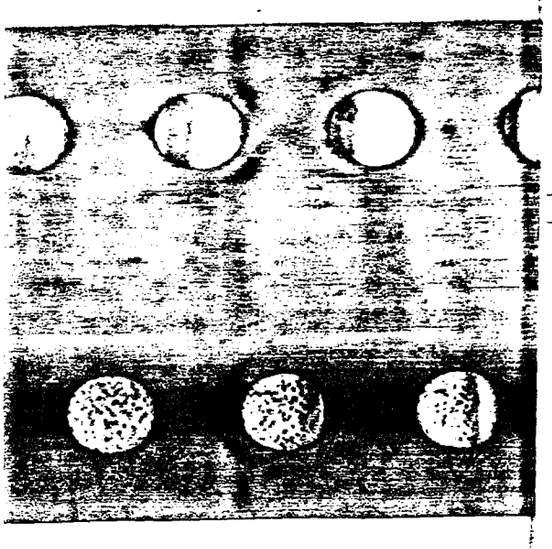
Commission expires _____

QUITCLAIM DEED

AND

*Compliments of*
LEHMAN LAND TITLE, INC.
155 Franklin Road, Suite 151
Brentwood, Tennessee 37027
Phone (615) 371-8999





**OFFICIAL RECEIPT**
**FELIX Z. WILSON, II**
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 8052 PAGE 131

| | | |
|---|---|---|
| CO - CONVEYANCE | CC - CERTIFIED COPY | MISC - MISCELLANEOUS |
| MO - MORTGAGE | REL - RELEASE | CO TX - STATE TAX CONVEY |
| WD - WARRANTY DEED | UCC - UNIFORM COMMERCIAL CODE | MO TX - STATE TAX MORT |
| TD - TRUST DEED | | PRFEE - PROBATE FEE |

| DATE | SYMBOL | VALUATION | TAX AND FEES | TOTAL PAID |
|---|---|---|---|---|
| | | | | |

CAMT 5800.00
CON TX 19.14
PRFEE 1.00
WDEED 6.00
TOTAL 26.14
CHECK 26.14

02/26/90 01 13:13 0001 5761

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0 6 3 0 7

IDENTIFICATION REFERENCE

FEB 26 1 15 PM '90

DAVIDSON COUNTY TN.

No. 295727