Form No. WD-6

This Form furnished by Attorneys Title Company, Inc.

FROM BOOK 8149 PAGE 882

FROM James D. Ferguson & Susan K. Ferguson — Joanie Abernathy

AND

TO Joanie Abernathy — TO James D. Ferguson

0060 07/11 0101 03CHECK 6.00

QUITCLAIM DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
James D. Ferguson (NAME)	same (NAME)	51-01
1001 Due West Valley Dr. (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	47
Madison, TN 37115 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	

THIS INSTRUMENT WAS PREPARED BY

UNDERHILL, ABERNATHY & STEILING
607 Due West Bldg.
Madison, TN 37115

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS

$ 0 Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 3rd DAY OF April, 1990

Notary Public

MY COMMISSION EXPIRES: 5-30-93

(AFFIX SEAL)

FOR AND IN CONSIDERATION of love and affection (and no monetary consideration) and for the express purpose of making a re-conveyance to create a fee simple title pursuant to Final Decree of Divorce bearing Docket No. 89D-2267

We, James D. Ferguson & Susan K. Ferguson

by these presents do hereby quitclaim and convey unto Joanie Abernathy

_____, Trustee, his successors and assigns, the following described tract or parcel of land, to wit:

Lot 74 on the Map of Due West Valley Acres Subdivision, not of record, according to a survey dated April 20th, 1947, by H. R. Swann, Jr., surveyor; being 931 Due West Avenue in Madison, Tennessee 37115, fronting one hundred feet on Due West Avenue and running back between sidelines each measuring five hundred feet to a rear line measuring 113.02 feet; being the same property conveyed to Timothy W. Burdette and wife Tammy R. Burdett from Rickey Howard Davis and wife Kathy Jones Davis by deed dated January 21st, 1985, and recorded at page 539 of Book 6484 in the Register's office of Davidson County, Tennessee;

Being the same property conveyed to Alice Marie Dorsey as trustee for the benefit of James Ferguson by deed from Timothy W. Burdette & wife, Tammy R. Burdette of record in Book 7547, Page 596 in the Rigister's Office for Davidson County, Tennessee.

This is unimproved ( ) improved (X) property, known as 931 Due West Ave., Madison, TN 37115
(House Number) (Street) P. O. Address: (City or Town) (Postal Zone)

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

And now, I, the said Joanie Abernathy, Trustee, for the express purpose of carrying out the intent of this conveyance, as above set out, do hereby quitclaim and convey unto James D. Ferguson

_____

_____

_____ heirs and assigns, the same property hereinabove described and set forth, to which reference is here made, and said property is conveyed subject to the same limitations, restrictions and encumbrances as may affect the premises, as above set forth.

IN WITNESS WHEREOF we have hereunto set our hands on this the 7th day of March, 1990

Susan K. Ferguson

James D. Ferguson

Joanie Abernathy

Trustee.

404477

IDENTIFICATION REFERENCE

FILED MAR 11 9 30 AM '90

FELIX Z. WILSON II REGISTER DAVIDSON COUNTY, TN

TRUSTEE

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Jeanne F. Glover, a Notary Public in and for said County and State, the within named Susan K. Ferguson, the Bargainors, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 7th day of March, 1990

Jeanne F. Glover
Notary Public.

My commission expires: 5/20/92

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Jeanne F. Glover, a Notary Public in and for said County and State, the within named Joanie Abernathy, Trustee, the bargainor, with whom I am personally acquainted, and who acknowledged that he, as Trustee, executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 7th day of March, 1990

Jeanne F. Glover
Notary Public.

My commission expires: 5/20/92

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Loathelia R. Brandon, a Notary Public in and for said County and State, the within named James Ferguson, the bargainor, with whom I am personally acquainted, and who acknowledged that he, , executed the within instrument for the purposes therin contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 3rd day of April, 1990

Loathelia R. Brandon
NOTARY PUBLIC

My commission expires: 5/20/92