Bk 58

BOOK 8159 PAGE 886

QUITCLAIM DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Don DeMarcus & wife, Jan DeMarcus	New Owner	Map 52-9
(NAME)	(NAME)	
1320 Ferbank Avenue	1320 Fernbank Avenue	Parcel 130
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Madison, TN 37115	Madison, TN 37115	
(CITY) (STATE) (P.O. ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of love and affection (and no monetary consideration) and for the express purpose of making a re-conveyance to Don DeMarcus and wife, Jan DeMarcus

We, Don DeMarcus and wife, Jan DeMarcus and Ken W. Demarcus, Jr., a single person

by these presents do hereby quitclaim and convey unto thier interest Melanie A. Patterson, *Trustee, his successors and assigns, the following described tract or parcel of land, to wit:*

Being Lots Nos. 37 and 38 on the Map of Montague Park of record in Book 421, page 141, Register's Office for said County.

Said Lots Nos. 37 and 38 adjoin and front together 200 feet on the northerly side of Beach Avenue and run back between parallel lines, Lot No. 38 running back along the westerly margin of Fernbank Drive 187.5 feet to a dead line.

Being the same property conveyed to Ken W. Demarcus, Jr. by deed from Christine DeMarucs Staton, joined by husband Charles W. Staton of record in Book 7544, page 378 and further conveyed to Don DeMarcus and wife, Jan DeMarcus (tenants by the entirety as to 1/2 undivided interest) and Ken DeMarcus, Jr. a 1/2 undivided interest by Quitclaim Deed of record in Book 7677, page 525, Register's Office for Davidson County, Tennessee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 20,000.00

Subscribed and sworn to before me, this the 25th day of July 1990

Affiant

My commission expires: 5-20-92 (Affix Seal)

Notary Public

This is unimproved ( ) improved (X) property, known as 1320 Fernbank Avenue (House Number) (Street) Madison (P. O. Address: City or Town) 37115 (Postal Zone)

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

And now, I, the said Melanie A. Patterson, *Trustee, for the express purpose of carrying out the intent of this conveyance, as above set out, do hereby quitclaim and convey unto* their interest Don Demarcus and wife, Jan DeMarcus

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* 5th *day of* July, *19* 90.

THIS INSTRUMENT WAS PREPARED BY:

SETTLES, COMBOS, ET AL
Suite 1465
14th Floor, First American Center
Nashville, Tennessee 37238-1465

Don DeMarcus and wife, Jan DeMarcus

Ken DeMarcus, Jr.

Melanie A. Patterson *Trustee.*

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, Tammy J Green, a Notary Public in and for said County and State, the within named, Don DeMarcus and wife, Jan DeMarcus and Ken DeMarcus, Jr., a single perso the Bargainor(s) 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 First American Bank Nashville, Tennessee, this 5th day of July, 1990.

Notary Public

My commission expires:

STATE OF TENNESSEE
COUNTY OF

Personally appeared before me, Tammy J Green, a Notary Public in and for said County and State, the within named, Melanie A. Patterson, Trustee, the bargainor, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that she as Trustee, executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at First American Bank Nashville, Tennessee, this 5th day of July, 1990.

Notary Public

My commission expires:

QUITCLAIM DEED

AND

Ticor Title Insurance Company
Public Square Building
344 4th Avenue North
NASHVILLE, TENNESSEE 37219
Phone (615) 259-2290

3328 07/25 0101 03CHECK 73.00

4 4 1 1 1.

IDENTIFICATION REFERENCE

FELIX Z WILSON JR REGISTER
DAVIDSON COUNTY, TN
90 JUL 25 11 03 AM

[redacted]

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 8159 PAGE 888

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

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL
				CAMT 20000.00
				CON TX 66.00
				PRFEE 1.00
				MTEED 6.00
				TOTAL 73.00
				CHECK 73.00

07/25/90 01 11:04 0001 3328

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

4411 I.C.

IDENTIFICATION REFERENCE

JUL 25 11 03 AM '90

FELIX Z WILSON JR REGISTER
DAVIDSON COUNTY TN

No. 340129