QUITCLAIM DEED

Bat 41

FROM: I. DYKE TATUM and wife, JANET W. TATUM

TO: PATRICIA ANN SHEARON

This instrument was prepared by:
James G. Martin, III
Farris, Warfield & Kanaday
Nineteenth Floor
Third National Financial Center
Nashville, Tennessee 37219

Address New Owner(s) as Follows:
661 Brick Church Pike
Whites Creek, Tenn. 37189

Send Tax Bills To:
First Investment Company
Post Office Box 749
Columbus, Ohio 43216

Map-Parcel Numbers
116-04-0

AFFIDAVIT

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration given for this transfer is Ten Dollars ($10.00).

Patricia Ann Shearon
Affiant

Sworn to and subscribed before me, this 14th day of February, 1994.

LaRonda H. Staley
Notary Public

My Commission Expires: 7-23-94

FOR AND IN CONSIDERATION OF the sum of Ten Dollars ($10.00), and other good and valuable consideration, I. Dyke Tatum and wife, Janet W. Tatum, have bargained and sold, and by these presents do transfer, quitclaim and convey unto the said Patricia Ann Shearon, her heirs, successors, and assigns, a forty percent (40%) undivided interest in and to that certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

> LAND in Davidson County, Tennessee, being the northerly 50 feet of Lot 63, Kenner Manor Land Company's Second Subdivision of the Kenner Tract of record in Book 421, page 100, Register's Office for Davidson County, Tennessee.
>
> SAID Northerly 50 feet of Lot 63 fronts 50 feet on the westerly margin of Kenner Avenue and extends back between parallel lines 200 feet to a dead line in the rear measuring 50 feet thereon.
>
> BEING the same property conveyed to I. Dyke Tatum and wife, Janet W. Tatum, from David M. Shearon and wife, Patricia A. Shearon, by deed of record in Book 6461, Page 959, Register's Office for Davidson County, Tennessee.

This is improved property, known as Lot 63, 171-B Kenner Avenue, Nashville, Tennessee 37205. Said parcel is an asset of that certain partnership known as Shearon-Tatum Properties.

This conveyance creates a tenancy-in-common with I. Dyke Tatum and wife, Janet W. Tatum, retaining a 60% undivided interest in the property and a 40% undivided interest in Patricia Ann Shearon.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Patricia Ann Shearon, her heirs, successors, and assigns, forever.

Witness our hands this 23rd day of January, 1990.

I. DYKE TATUM

JANET W. TATUM

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Mary Lee Molinaro, a Notary Public of said County and State, I. Dyke Tatum, 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 23rd day of January, 1991.

Notary Public

My Commission Expires: 7/23/94

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Mary Lee Molinaro, a Notary Public of said County and State, Janet W. Tatum, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 23rd day of January, 1991.

Mary Lee Molinaro
Notary Public

My Commission Expires: 7/23/94

MARY LEE MOLINARO NOTARY PUBLIC DAVIDSON COUNTY, TN

92939

IDENTIF. TREFERENCE

FEB 14 3 53 PM '91

FELIX Z. WILSON
DAVIDSON COUNTY TN.

9.00 XCHECK 0101 02/14 6959

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