Mail

THIS INSTRUMENT PREPARED BY:
Jack Norman, Jr., Attorney
213 Third Avenue, North
Nashville, Tennessee 37201

BOOK 8313 PAGE 486

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NO.:
Debra D. Simpkins-Bauer 6410 Futura Drive Nashville, Tn. 37209	Collateral Mortgage Ltd. 2100 First Avenue North Birmingham, Al. 35203-4202	8DA-32054 Map 90-12 Parcel 306

QUITCLAIM DEED

For no monetary consideration and pursuant to the terms and conditions of a decree of absolute divorce rendered by the Probate Court of Davidson County, Tennessee, bearing Docket No. 90D-3412, and styled Debra Denise Simpkins Bauer v. Theodore Robert Bauer. I Theodore Robert Bauer, do hereby quitclaim and convey unto Debra Denise Simpkins Bauer, an unmarried person, her heirs and assigns, all of my right, title and interest in and to certain real property in Davidson County, Tennessee, and more particularly described as follows:

> Land in Davidson County, Tennessee, being Lot No. 14 on the plan of Foundry Heights, Section 1, as of record in Book 3600, Page 16, Register's office for Davidson County, Tennessee to which plan reference is here made for a complete description thereof.
>
> Being the same property conveyed to Theodore R. Bauer, and wife, Debra D. Simpkins-Bauer by Quitclaim Deed from Thomas H. Hooper, and wife, Alma Jean Hooper of record Book 7101, Page 846 Register's Office for Davidson County, Tennessee.

And now, I, the Theodore R. Bauer, do hereby quitclaim and convey unto Debra D. Simpkins-Bauer, her heirs and assigns, any and all interest which I may have in the property hereinabove described, and to which reference is here made, and said property interest is conveyed subject to the same limitations, restrictions and encumbrances as may effect the premises.

00563

IDENTIF. TREFERENCE

MAR 21 9 02 AM '91

FELIX Z. WILSON
DAVIDSON COUNTY TN.

In witness whereof, I have set my name this 15th day of March, 1991.

Theodore R. Bauer
Theodore R. Bauer

STATE OF Tennessee]
COUNTY OF Davidson]

Personally appeared before me, the undersigned, a Notary Public in and for the aforesaid State and County, the within named Theodore R. Bauer, the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tn., Tennessee, on this the 18th day of March, 1991.

Herbert L. Buchanan
Notary Public

Commission Expires: September 26, 1992

The actual consideration or value, whichever is greater for this transfer is $ -0-.

Debra D. Simpkins-Bauer
Affiant

Subscribed and sworn to before me this 21st day of March, 1991.

B. Edwards - Dep. Reg.
~~Notary Public~~

~~Commission Expires:~~ _____

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