BOOK 8519 PAGE 86

FROM

Charles E. Rhodes
and Karen B. Rhodes

TO

John T. Cook, Trustee

AND

FROM

John T. Cook, Trustee

TO

Karen Bruton

QUITCLAIM DEED

Address New Owner:	Send Tax Bills to:	Map/Parcel Number
Karen Bruton 4500 Heath Road Nashville, TN 37221	Same	126-110

This Instrument Prepared by:

DENNEY, LACKEY & CHERNAU
Third National Financial
Center, Suite 1350
424 Church Street
Nashville, TN 37219

According to information supplied by the parties.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

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

$-0- Karen Bruton
Affiant

Subscribed and sworn to before me this the 30th day of December, 1991

John T. Cook
NOTARY PUBLIC

My Commission Expires: 7/24/93

JOHN T. COOK NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

FOR AND IN CONSIDERATION of property settlement executed pursuant to a decree of divorce (and no monetary consideration) and for the express purpose of making a reconveyance to create a fee simple estate in **KAREN BRUTON**, We, **CHARLES E. RHODES AND WIFE, KAREN B. RHODES** by these presents do hereby quitclaim and convey unto **JOHN T. COOK, TRUSTEE**, his successors and assigns, the following described tract or parcel of land to wit:

See Attached Exhibit A which is incorporated herein by reference.

As part of the above consideration, Karen Bruton assumes and agrees to pay the unpaid balance owing on a certain Note executed by Charles E. Rhodes and Karen B. Rhodes to Chase Manhattan of Tennessee, Inc. in the original principal amount of $195,000.00, as secured by a Deed of Trust of record in Book 7627, Page 568, Register's Office for Davidson County, Tennessee.

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

And now, I, the said **JOHN T. COOK, TRUSTEE**, for the express purpose of carrying out the intent of this conveyance as above set out do hereby quitclaim and convey unto **KAREN BRUTON**, her 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 30th day of December, 1991.

CHARLES E. RHODES

KAREN B. RHODES

JOHN T. COOK, TRUSTEE

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before me, John T. Cook, a Notary Public in and for said County and State, the within named CHARLES E. RHODES AND KAREN B. RHODES, the bargainors, 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 Nashville, Tennessee, this 30th day of December, 1991.

NOTARY PUBLIC
My Commission Expires: 7/24/93

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named JOHN T. COOK, TRUSTEE the bargainor, 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 30th day of December, 1991.

NOTARY PUBLIC
My Commission Expires: 3/30/93

QCD2RHODES.504

Improved property known as 4500 Heath Road, Nashville, TN 37221.

Land in Davidson County, State of Tennessee.

Beginning at a point on the northern edge of the pavement of Highway 70 in the center of a culvert under the said highway, the same being the original southwest corner of the James H. Stein property on the north side of Highway 70, and the southeast corner of the Wade Travis property; thence, N 76° E (measured along the northern edge of the pavement of Highway 70) 1157.0 feet to a nail in the edge of the pavement; thence, N 16° 15' W 33 feet to a point in the north edge of the right of way of Highway 70, this being the southwest corner of the Paul D. Butler property; thence, N 76° E 331 feet along the southern boundary of the Butler property and along the northern boundary of the Highway right of way to a point which is the southeast corner of the Butler property; thence, along the northerly margin of the Highway right of way as follows: N 80° E 176 feet to a point; N 86° 30' E 164 feet to a point; thence, S 82° E 164 feet to a point in the north margin of the Highway 70 right of way, this being the true point of beginning of the tract of land hereinafter described.

Thence, leaving said point of beginning N 10° 17' E 347.87 feet to an iron pin; thence, N 62° W 250 feet to an iron pin in the southerly margin of a 50 foot wide strip of land heretofore conveyed to Jerry D. Heath, et ux, for roadway purposes; thence, along the south margin of said 50 foot tract for the following calls: N 32° E 100 feet to a point; N 47° E 200 feet to a point; N 33° E 200 feet to an iron pin; thence leaving the southerly margin of the aforesaid 50 foot roadway, S 60° E 175 feet to an iron pin; thence, S 0° 57' W 866.29 feet to a point in the northerly margin of the right of way of Highway 70; thence, along said northerly right of way boundary N 70° W 302 feet to the point of beginning containing 5.80 acres, more or less.

Being the same property conveyed to CHARLES E. RHODES AND WIFE, KAREN B. RHODES, Warranty Deed from VICKI D. PONS RAINBOLT, of record in Book 7356, page 916, Register's Office for Davidson County, Tennessee.

7343.9

IDENTIFICATION REFERENCE

DEC 31 11 20 AM '91

7168 12/31 0101 03CHECK 9.00