THIS INSTRUMENT WAS PREPARED BY:

SCHULMAN, LeROY & BENNETT, P.C.
P. O. Box 2707
Nashville, Tennessee 37219

QUITCLAIM DEED

ADDRESS OF NEW OWNER	MORTGAGEE:	MAP-PARCEL NO.
Beverly Kay Stone Kuzina 3001 Simmons Avenue Nashville, TN 37211	Fidelity Federal Savings & Loan 401 Union Street Nashville, TN 37219	119-13-318

PURSUANT to Final Judgment of the Circuit Court for Davidson County, Tennessee, entered August 1991 in Civil Action No. 91D-1304 entitled Beverly Kay Stone Kuzina vs. Michael Andrew Kuzina, Jr., for other good and valuable consideration, the receipt of which is hereby acknowledged, I, Michael Andrew Kuzina, Jr. hereby transfer and quitclaim unto Beverly Kay Stone Kuzina, all my right, title and interest in and to that parcel of real estate situated in Davidson County, Tennessee, subject only to the lien set out in said judgment, described as follows:

LAND in Davidson County, Tennessee, being Lot No. 9 of Block "B" on the Map of Woodbine Court, Part I, of record in Book 1130, page 39, Register's Office for said County.

BEGINNING at a point with the westerly margin of Simmons Avenue at the common corner of Lots Nos. 8 and 9 being an iron pin; thence with the line between said lots westerly 150 feet to an iron pin; thence north 2 deg. 22 min. east 110 feet to a concrete monument in the south margin of East Simmons Avenue; thence with the margin of said Avenue, South 86 deg. 57 min. east 101.1 feet to a concrete monument at the beginning of a curve; thence around said curve in a southeasterly direction having a radius of 50 feet a distance of 77.4 feet to a concrete monument in the westerly margin of Simmons Avenue; thence with the margin of said Avenue, South 2 deg. 22 min. West 61.1 feet to the point of beginning.

BEING the same property conveyed to Michael Kuzina and Wife Beverly Kuzina by deed from Leslie Atkinson, and Maudie H. Adkison, or record in Book 5681, page 459, Register's Office For Davidson County, Tennesee.

IN WITNESS WHEREOF, I have executed this instrument this 6th day of Sept., 1991.

Michael Andrew Kuzina, Jr.

48402
IDENTIF. + REFERENCE

93 AUG -4 PM 2:12
FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TN.

5239 08/04 0101 03CHECK 8.00

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

Personally appeared before me, Melva Smith, a Notary Public in and for said County and State, the within named Michael Andrew Kuzina, Jr. with whom I am personally acquainted, and who acknowledged that he executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 16th day of Sept, 1991.

Melva Smith
Notary Public

My Commission Expires:
Sept 25, 1993

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The undersigned, being first duly sworn, makes oath that this transfer is an adjustment of property rights between divorcing parties, and as such pursuant to TCA Section 67-4-409 (a)(3)(E) is exempt from the transfer tax imposed by TCA Section 67-4-409(a).

Beverly Kuzina

August Sworn to and subscribed before me this 13 day of 1993.

Judy McCaskill
Notary Public

My Commission Expires:
My Commission Expires MAY 24, 1997