This instrument prepared by:

J.P. Barfield
Attorney at Law
Cavalier Building, Suite 223
95 White Bridge Road
Nashville, TN 37205

QUITCLAIM DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NOS.
Kevin L. Warner, Sr. 6563 Marauder Drive Nashville, TN 37209	Same	102-3 141

FOR AND IN CONSIDERATION of the sum of TEN DOLLARS ($10.00) and other good and valuable considerations, the receipt and sufficiency of which is hereby acknowledged,

WITNESSETH, that, I, Lisa Gail Warner ("Grantor") do hereby remise, release, and quitclaim all of my right, title, and interest in and to the herein after property unto Kevin L. Warner, Sr. ("Grantee"), his heirs and assigns, for the express purpose of conveying any and all of my interest to the following described, lot, piece or parcel of land, situate, lying and being in the County of Davidson, State of Tennessee, to wit:

Land in Davidson County, Tennessee, being lot No. 1243, on the Plan of Charlotte Park, Section 20, of record in Book 3600, page 90, said Register's Office, to which reference is hereby made for a more complete and accurate legal description.

Subject to all restrictions, right-of-way, easements, and other conditions contained in Deed forming the chain of title to the captioned property.

The purpose of this conveyance is to fulfill the terms of a Marital Dissolution Agreement between the parties, which was entered into on December 8, 1993, in the Second Circuit Court for Davidson County, Tennessee, No. 93D-4382.

A further purpose of this Deed is to clarify that the grantor is conveying all her interest to said realty to the within named Kevin L. Warner, Sr., not just the marital interest.

Being the same property conveyed to Kevin L. Warner, Sr. and wife, Lisa Warner, by deed from Charles J. Wheeler, and wife, et. ux., of record in Book 8877, Page 956, Register's Office for Davidson County, Tennessee.

This is improved property known as 6563 Marauder Drive, Nashville, Tennessee, 37209.

IN WITNESS WHEREOF, this Deed has been executed this 31st day of January 1994.

BY: Lisa Gail Warner
LISA GAIL WARNER

STATE OF TENNESSEE

COUNTY OF DAVIDSON

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

Subscribed and sworn to before me, this the 31st day of January, 1994.

Roger W Bobbitt Jr.
AFFIANT

Ann C. Phillips
NOTARY PUBLIC

MY COMMISSION EXPIRES: 3/25/95
(AFFIX SEAL)

STATE OF TENNESSEE

COUNTY DAVIDSON

Personally appeared before me the undersigned, a **NOTARY PUBLIC**, in and for said County and State, the within named, **LISA GAIL WARNER**, the bargainor, with whom I am personally acquainted and who acknowledged that she executed the within deed for the purposes therein contained.

WITNESS my hand and official seal at Office at Nashville, Tennessee, this the 31st day of January 1994.

Ann C. Phillips
NOTARY PUBLIC

MY COMMISSION EXPIRES: 3/25/95

94 MAR -2 AM 9:45
FELIX ... REGISTER
DAVIDSON COUNTY, TN.

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