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IDENTIF. & REFERENCE

94 JUN 21 AM 10:36

REGISTER
DAVIDSON COUNTY, TN.

ADDRESS NEW OWNERS AND SEND TAX STATEMENTS:
Vivian D. Boyles
299 North Riverside Drive, #805
Pompano Beach, FL 33062

MAP PARCEL NOS.
86-2 Par. 53
4D-1935

THIS INSTRUMENT PREPARED BY:
Hofstetter & Hofstetter, Attorneys
Suite 500, 230 Fourth Avenue North
Nashville, TN 37219

8376 06/21 0101 01CASH 8.00

BOOK 9384 PAGE 180

QUITCLAIM DEED

For and in consideration of the sum of TEN AND 00/100 (10.00) Dollars cash, and the assumption and agreement to pay the unpaid balance of mortgage held by Leedy Mortgage Company, Inc., secured by Deed of Trust of record in Book 5219, Page 536, Register's Office for Davidson County, Tennessee, and other good and valuable consideration, the receipt of all of which is hereby acknowledged, **I, TRACY YVONNE BOYLES TAYLOR**, by these presents do transfer and convey unto **VIVIAN D. BOYLES**, the Grantee herein, her heirs and assigns, her one-half interest in a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

> Being Lot No. 71 on the Plan of Dodson Heights, of record in Book 2900, Page 113, Register's Office for said County, to which plan reference is made for a more complete description.
>
> Being the same property conveyed to William Hal Boyles by deed from Claude Joseph Eckhart and wife, Barbara Jo Eckhart, of record in Book 5597, Page 750, Register's Office for Davidson County, Tennessee; the said William Hal Boyles having since died intestate, and by Petition filed in Probate Court of Davidson County, Tennessee, Rule No. 91799, Grantor and Kenneth Hal Boyles were the only heirs at law of said William Hal Boyles.

This conveyance subject to Restrictive Covenants of record in Book 3161, and Page 279, Book 3130, page 623 said Register's Office, and such easements and setback lines of record in Book 2900, Page 113, said Register's Office.

This is improved property known as 6006 Lopez Lane, Hermitage, TN 37076.

John R. Taylor, Jr., spouse of Grantor, joins in this Quitclaim Deed to convey all of his interest of every kind in said hereinabove described parcel of real estate growing out of their marital relationship, so as to vest the entire one-half interest of the Grantor in Grantee.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEE, her heirs and assigns forever. And I do covenant

with the said Grantee that I am lawfully seized and possessed of one-half interest in said land in fee simple, have a good right to convey it.

WITNESS our hands this 20th day of June, 1994.

Tracy Yvonne Boyles Taylor

Tracy Yvonne Boyles Taylor

John R. Taylor, Jr.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer or value of property (whichever is greater) is $ 10.00 .

Vivian D Boyles

Sworn to and subscribed before me,
this 21st day of June, 1994.

Notary Public

Commission expires My Commission Expires SEPT. 16, 1995

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 **TRACY YVONNE BOYLES TAYLOR and husband, JOHN R. TAYLOR, JR.**, 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 21st day of June, 1994.

Notary Public

Commission expires My Commission Expires SEPT. 16, 1995