QUITCLAIM DEED BOOK 9420 PAGE 928

	MAP-51 PARCEL-12-110
ADDRESS NEW OWNER(S)	**SEND TAX BILLS TO**
BRIAN G. SWORD	**SAME**
430 Beech Avenue	
Madison, TN 37115	

FOR AND IN CONSIDERATION of a Final Decree of Divorce in the Fourth Circuit Court for Davidson County, Tennessee, No. 94D-1980, I, BEVERLY G. SWORD, Grantor by these presents do hereby quitclaim and convey unto BRIAN G. SWORD, Grantee, his successors and assigns, all my right, title and interest in and to the following described tract of land:

Land in Davidson County, Tennessee, being part of Lot 5 & part of Lot 6 on the unregistered Plan of the Subdivision of the Haysboro Park Lot, as shown on the Plan of Montague Park Subdivision as of record in Book 421, page 141, Register's Office for Davidson County, also the westerly 2 feet of Lot No. 29 on the Map of Andrew Jackson's Addition to Montague Park Subdivision as recorded in Book 547, pages 83 & 84, Register's Office for Davidson County, and described more particularly from a mortgage loan inspection by Larry L. Campbell, Register's Land Surveyor, Tennessee No. 665, dated July 17, 1984, as follows:

Beginning at a point on the southwesterly margin of Beech Avenue, said point being the southeasterly front corner of the property conveyed to Ronald L. Sarver and wife, Shearon C. Sarver by deed of record in Book 4585, page 505 said Register's Office; thence leaving Beech Avenue in a southwesterly direction of 154 feet, with the southeasterly line of the Sarver property to a point on the rear line of Lot 25 on Plan of Andrew Jackson's Addition to Montague Park Subdivision, of record in Book 547, pages 83 & 84, Register's Office for Davidson County; thence in a southeasterly direction 159 feet with the rear lines of Lots 25, 26, 27, & 28 of the said Andrew Jackson's Addition to Montague Park Subdivision to a point on the northeasterly rear corner of said Lot No. 28; thence with the southeasterly line of said Lot No. 28 in a southwesterly direction 57.7 feet to a point on the northeasterly margin of Indian Trail; thence with said margin in a easterly direction 2 feet to a point located on the southwesterly front corner of the property conveyed to Allie Wilson Fyke of record in Book 4720, page 953, said Register's Office; thence leaving the northeasterly margin of said Indian Trail in a northeasterly direction 57 feet with the northerly line of the said Fyke property to a point being located on a rear corner of said property; thence in a rear line of the said Fyke property in a southeasterly direction 18 feet to a point on the rear southwesterly corner of the property conveyed to Bobby H. West of record in Book 5342, page 663, said Register's Office; thence in a northeasterly direction 5.7 feet with a portion of the southwesterly line of the said West property, to a point,

said point being the rear southeast corner of the property conveyed to Mark A. Lashley of record in Book 5885, page 894, said Register's Office; thence in a northwesterly direction 70 feet with the rear line of the Lashley property, to a point on Lashley's southwesterly rear corner; thence with said Lashley's northwesterly line 152.5 feet to a point located on the southwesterly margin of said Beech Avenue; thence, with the said southwesterly margin of Beech Avenue 103 feet in a northwesterly direction to the point of beginning.

BEING the same property conveyed to Brian G. Sword and wife, Beverly G. Sword, by deed of from Florida Federal Savings Bank, as of record in book 8094, page 201, Register's Office, of Davidson County, Tennessee.

This conveyance is subject to any and all existing easements of record.

This is improved property known as 430 Beech Avenue, Madison, Davidson County, Tennessee 37115.

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

WITNESS my hand this 25th day of July, 1994.

Beverly G. Sword

BEVERLY G. SWORD

STATE OF TENNESSEE]
COUNTY OF DAVIDSON]

Personally appeared before me, Debbie Prior, a Notary Public in and for said County and State, the within named, Beverly G. Sword, the Grantor with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 25th day of July, 1994.

My Commission Expires:

9/23/95

Debbie Prior
NOTARY PUBLIC

STATE OF TENNESSEE]
COUNTY OF DAVIDSON]

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

Beverly G. Sword
Beverly G. Sword

Sworn to and subscribed before me this 25th day of July, 1994.

My Commission Expires:

9/23/95

Debbie Prior
NOTARY PUBLIC

This instrument was prepared by:

STEPHEN W. PATE, 150 SECOND AVENUE, NORTH, SUITE 315, NASHVILLE, TN 37201

2:80 07/29 0101 03CHECK 12.00

PICK-UP

94 JUL 29 AM 9:27
FELIX ... REGISTER
DAVIDSON COUNTY, TN.

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IDENTIF. & REFERENCE