BOOK 9589 PG 752

QUITCLAIM DEED AND
CONTRACTUAL AGREEMENT

Send Tax Bills To: Misty M. Crutcher
2205 Thistlewood Avenue
Nashville, TN 37216

THIS INSTRUMENT PREPARED BY:

Bill Hodde # 2268
Attorney at Law
305 Rivergate Park Office Bldg.
1994 Gallatin Road, North
Madison, TN 37115
(615) 859-5588

THIS INSTRUMENT PREPARED FROM INFORMATION SUPPLIED BY GRANTOR.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

Misty Crutcher
Affiant

SUBSCRIBED and sworn to before me this 6th day of February, 1994.

Notary Public

My commission expires:

5/24/97

FOR AND IN CONSIDERATION of the sum of TEN DOLLARS ($10.00), cash in hand paid, and a domestic settlement and in exchange for a hold harmless and release by Misty M. Crutcher of any and all claims she now has or hereafter may have against Charles R. Fults, Jr., I, Charles R. Fults., Jr, hereby quitclaim to Misty M. Crutcher, all of my interest in the following land, to-wit:

BEING Lot No. 31, Dalewood, Section I, of record in Book 1424, Page 108, Register's Office, Davidson County, Tennessee.

Being the same property conveyed by Gary Lynn Shacklett, to Charles R. Fults, Jr. and Misty M. Crutcher of record in Book 8316, Page 335, Register's Office for Davidson County, Tennessee.

This is the same description as in previous warranty deed to Gary Lynn Shacklett of record in deed book 8134, Page 763, R.O.D.C.

This conveyance is subject to a public utility easement and minimum building setback line of record in Book 1424, Page 108, said Register's Office.

This is improved property known as 2205 Thistlewood Avenue, Nashville, TN 37216.

32195
IDENTIFICATION REFERENCE

95 FEB -6 PM 1:19

9587 02/06 0101 01CASH 8.00

This conveyance is further based upon the Grantee, Misty M. Crutcher, assuming full responsibility for all liability regarding this property including all mortgage payments. If Misty M. Crutcher fails to hold Grantor harmless, including her failure to make any payments, she shall be liable to Grantor for all costs, loss, and damage, including reasonable attorney fees for such default.

IN WITNESS WHEREOF, I have hereunto set my hand on this the 5th day of January, 1993.

Charles R. Fults, Jr.
Grantor

Misty M. Crutcher
Misty M. Crutcher
Grantee

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named Charles R. Fults, Jr., as Grantor, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 5th day of January, 1993.

Notary Public

My Commission Expires: 1-22-95

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named Misty M. Crutcher, as Grantee, with whom I am personally acquainted, and who acknowledged that she executed the foregoing document for the purposes therein contained, on this the 8th day of JAN, 1993.

NOTARY PUBLIC

My commission expires on 1/24/93.