BOOK 9655PG294

QUITCLAIM DEED

104
15
228

FROM: JAMES C. DEVAULT

TO: KATHERINE B. DEVAULT

THIS INSTRUMENT PREPARED BY:

Michael W. Binkley, P.C.
150 Second Avenue, North, Suite 300
Nashville, Tennessee 37201-1902
(615) 244-8630

ADDRESS OF NEW OWNER AS FOLLOWS:

2400 SUNSET PLACE
NASHVILLE, TENNESSEE 37212

SEND TAX BILLS TO:

Same

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is pursuant to a Final Decree of Divorce, docket number 93D-3363 in the Fourth Circuit Court for Davidson County, Tennessee at Nashville.

Katherine B. Devault
KATHERINE B. DEVAULT

SWORN to and subscribed before me this 22nd day of February, 1995.

Kathy M. Bass
NOTARY PUBLIC

My Commission Expires: 11/28/98

95 APR 26 PM 2:06
FELIX Z. [illegible]
DAVIDSON COUNTY, TN.

54983
IDENTIF. & REFERENCE

FOR AND IN CONSIDERATION pursuant to a Final Decree of Divorce, docket number 93D-3363 in the Fourth Circuit Court for Davidson County, Tennessee, at Nashville, JAMES C. DEVAULT, JR., has bargained and sold and by these presents does transfer and quitclaim to KATHERINE B. DEVAULT, her heirs, successors and assign, all of his right,title and interest in and to a certain tract or parcel of land in Davidson County, Tennessee, described to wit as follows:

{THIS PROPERTY WAS DEEDED IN TWO SEPARATE SECTIONS, WHICH IS DESCRIBED AS FOLLOWS}

THE MAIN PORTION OF THE PROPERTY IS AS FOLLOWS:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOTS NOS. 12 AND 13 ON THE MAP OF LINDEN PLACE, AS OF RECORD IN BOOK 547, PAGES 121 AND 11, REGISTER'S OFFICE FOR SAID COUNTY.

SAID LOTS NOS. 12 AND 13 FRONTS 153.2 FEET ON THE NORTHERLY SIDE OF LINDEN PLACE AND RUN BACK BETWEEN LINES 223 FEET ON THE WESTERLY LINE AND 200 FEET ON THE EASTERLY LINE TO A DEAD LINE IN THE REAR, AN MEASURE 150 FEET ON SAID LINE.

BEING THE SAME PROPERTY CONVEYED TO JAMES C. DEVAULT AND WIFE, KATHERINE B. DEVAULT, BY DEED FROM CLEMENT DORE AND ELEANOR DORE, OF RECORD IN BOOK 5740, PAGE 186, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

THE SECOND SECTION OF THE PROPERTY IS AS FOLLOWS:

BEGIN AT SURVEY MONUMENT (I.P. ON HAL R. SWANN, JR., PLAN DTD. SEPTEMBER 23, 1950, BOOK 1130, PAGE 42, R.O.D.C)

THENCE: IN AN EASTERLY DIRECTION ALONG THE REARMOST (NORTHERN) BOUNDARY OF LOT#3 AND THE WESTERLY PORTION OF LOT 4 OF REPLAT OF LINDEN PLACE, A DISTANCE OF 107.5' MORE OR LESS. TO A POINT ON LINE 1' MORE OR LESS ACROSS THE EXISTING CHAIN LINK FENCE; THIS BEING THE POINT OF BEGINNING.

THENCE: IN A SOUTHERLY DIRECTION 215' MORE OR LESS (PLAT DIST.) TO A POINT IN THE NORTHERN R/W OF SUNSET (LINDEN) PLACE;

THENCE: WITH THE SAID R/W IN A EASTERLY DIRECTLY 15' MORE OR LESS TO A POINT IN SAID R/W, BEING A CORNER OF LOT 13 AND THE CORNER TO JAMES C. JR. AND KATHERINE B. DEVAULT PROPERTY (DEED BOOK 5740, PAGE 189).

THENCE: TO A NORTHERLY DIRECTION WITH THE LINE OF SAID DEVAULT PROPERTY 223' MORE OR LESS (PLAT DIST.) TO A POINT IN THE NORTHERN (REAR MOST) LINE OF SAID DEVAULT PROPERTY.

THENCE: IN A WESTERLY DIRECTION A DISTANCE OF 10' MORE OR LESS TO THE POINT OF BEGINNING.

BEING THE SAME PROPERTY CONVEYED TO JAMES C. DEVAULT, JR. AND WIFE, KATHERINE B. DEVAULT OF DEED FROM ANNE W. WAGGONER, A SINGLE PERSON, IN BOOK 7986, PAGE 20, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE

THIS IS NOW ONE COMBINED PIECE OF PROPERTY.

This improved property known as 2400 Sunset Place, Nashville, Davidson County, Tennessee 37212.

WITNESS MY HAND this 20 day of February, 1995.

JAMES C. DEVAULT, JR.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public, in and for the aforesaid State and county, the within named, JAMES C. DEVAULT, JR., the bargainer, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, on this 20th day of January, 1995.

NOTARY PUBLIC

My Commission Expires: 6/22/97

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