THIS INSTRUMENT PREPARED BY: Homer R. Ayers, Attorney-at-Law
303 Frances Street, P.O. Box 904
Goodlettsville, Tennessee 37070-0904

BOOK 9799 PG 369

QUITCLAIM DEED

ADDRESS NEW OWNER:	PERSON/ENTITY RESPONSIBLE FOR PAYMENT OF TAXES:	MAP-PARCEL
Barbara McCasland 303 South Main Street Goodlettsville, TN 37072	Same as New Owner	Map 25-4 Parcel 107

THIS QUITCLAIM DEED made and entered into on the day and date last written by and between JAMES ROBERT McCASLAND, JR. and BARBARA McCASLAND, hereinafter referred to as the "GRANTORS", and BARBARA McCASLAND, hereinafter referred to as the "GRANTEE":

WITNESSETH:

That for and in consideration of the sum of One and No/100 ($1.00) Dollar cash in hand paid, the receipt of which is hereby acknowledged, and other good and valuable considerations, JAMES ROBERT McCASLAND, JR. and BARBARA McCASLAND, in full accordance with T.C.A. §64-1-110 and with the intention that the estate by the entireties in the property previously held by us as tenants by the entireties, be dissolved, the GRANTORS, JAMES ROBERT McCASLAND, JR. and BARBARA McCASLAND, do hereby transfer, convey and quitclaim all of their right, title and interest in the property below described to BARBARA McCASLAND, with the full intent and purpose to vest the said BARBARA McCASLAND, with title thereto in fee simple, and by this conveyance the said BARBARA McCASLAND, her heirs and assigns, is hereby vested with title in fee simple to the said real estate in Davidson County, Tennessee, described as follows:

> LAND in Davidson County, Tennessee, being part of Lot No. 3 and being part of the northeasterly part of a 7 acre tract, more or less, conveyed to P. Maynard Madison, et al, by deed of record from Roy W. Brown, et ux, Book 2090, page 27, Register's Office for Davidson County, Tennessee, and described according to said survey by Ralph W.C. Lambert, Surveyor, as follows:
>
> BEGINNING at an iron pin located 160 feet westerly from the westerly margin of Dickerson Road at the northwest corner of the lot on which the Town House Cafe is located; thence South 85 deg. 30' West 290 feet to an iron pin; thence South 7 deg. West 151 feet to an iron pin; thence North 85 deg. 30' East 325 feet to an iron pin; thence North 6 deg. 30' West 158 feet to the point of beginning.

BEING the same property conveyed to James Robert McCasland, Jr. and wife, Barbara McCasland by deed from Dorris E. Bennett, Jr., a single man, of record in Book 8196, page 887, Register's Office for Davidson County, Tennessee.

The legal description, as hereinabove set forth is the same as that contained in the previous Deed of Record.

The current mailing address for the said property is: 303 South Main Street, Goodlettsville, TN 37072.

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

IN WITNESS WHEREOF, JAMES ROBERT McCASLAND, JR. and BARBARA McCASLAND, have hereunto set their hands on this the 19th day of September, 1995.

JAMES ROBERT McCASLAND, JR.

BARBARA McCASLAND

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, JAMES ROBERT McCASLAND, JR., 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 this the 19th day of September, 1995.

NOTARY PUBLIC

DIANA C. FREY
NOTARY PUBLIC AT LARGE
ROBERTSON COUNTY, TN
MY COMMISSION EXPIRES:
JULY 26, 1997

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, BARBARA McCASLAND, with whom I am personally acquainted and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal this the 19th day of September, 1995.

NOTARY PUBLIC

DIANA C. FREY
NOTARY PUBLIC AT LARGE
ROBERTSON COUNTY, TN
MY COMMISSION EXPIRES:
1997

BOOK 9799 PG 371

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

The actual transfer or value, whichever is greater, for this transfer is NONE.

Patsy C. Davidson
AFFIANT

Sworn to and subscribed before me this the 19th day of September, 1995.

Diana C. Frey
NOTARY PUBLIC

DIANA C. FREY
NOTARY PUBLIC AT LARGE
ROBERTSON COUNTY, TN
MY COMMISSION EXPIRES:
JULY 26, 1997

0101840
IDENTIF. & REFERENCE

95 SEP 20 AM 8:39

FELIX Z. WILSON III REGISTER
DAVIDSON COUNTY, TN.

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