Mail

PREPARED BY:
Thomas Eldridge
Attorney at Law
687 Candlestick Road
Nashville, TN 37211

0169274
IDENTIF. ↑ REFERENCE

QUITCLAIM DEED

96 APR -9 AM 10:36
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

BOOK 10009 PG 479

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP PARCEL NUMBERS
James C. Foster (NAME)	James C. Foster (NAME)	Map: 119-14
616 Nawakwa Trail (STREET ADDRESS OR ROUTE NUMBER)	616 Nawakwa Trail (STREET ADDRESS)	Parcel: 100
Madison, TN 37115-5513 (CITY) (STATE) (ZIP)	Madison, TN 37115-5513 (CITY) (STATE) (ZIP)	6DA

FOR AND IN CONSIDERATION of One dollar ($1.00), cash in hand paid, the receipt of which is hereby acknowledged, and our love and affection, we, Paul Edward Foster and wife, Gladys Simpson Foster, by these presents do hereby quitclaim and convey unto our son, James C. Foster, a single person, his successors and assigns, all our right, title and interest in and to the following described tract of land: (except as set out below)

Land in Davidson County, Tennessee, being Lot No. 8 of Block "A" on the Map of Woodbine Courts, Part I, as of record in Book 1130, Page 39, Register's office for said County.

Said Lot No. 8 fronts 85 feet on the northerly side of East Morton Avenue and runs back between lines 217.8 feet on the easterly line and 219 feet on the westerly line to a dead line measuring 85 feet thereon.

Being the same property conveyed to Paul Edward Foster and wife, Gladys Simpson Foster by deed from Phillip D. Foster and wife, Peggy M. Foster of record in Book 4014, Page 199, Register's Office for Davidson County, Tennessee. For prior deed see Book 3765, Page 375, R.O.D.C.T.

Paul Edward Foster and wife, Gladys Simpson Foster reserve a life estate in the above described property.

NO TITLE SEARCH REQUESTED. Prepared on information furnished by the parties.

B204 04/09 0101 03CHECK 8.00

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ None (TCA 67-4-409(a)(4))

Subscribed and sworn to before me, this the 7th day of April 19 96

Affiant

My commission expires: 11-27-99
(Affix Seal)

Notary Public

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

Witness our hands this 7th day of April, 1996, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Witnesses to his mark:

Eleanor B. Eldridge

Gladys Simpson Foster
Gladys Simpson Foster

His Mark X
Paul Edward Foster

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STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Gladys Simpson Foster, who signed her name, and Paul Edward Foster, who made his mark witnessed by NOLA WISEMAN AND ELEANOR B. ELDRIDGE the within named bargainor s, 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, Davidson County, TN this 7th day of April, 1996.

Notary Public

THOMAS ELDRIDGE NOTARY PUBLIC DAVIDSON COUNTY, TENN. AT LARGE

Commission expires 11/27/99

STATE OF
COUNTY OF

Before me, _____, a Notary Public of the State and County aforesaid, personally appeared _____ with whom I am personally acquainted, and who, upon oath, acknowledged _____ self to be _____ of the _____ the within named bargainor, a corporation, and that he as such _____, being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by _____ self as _____.

Witness my hand and seal, at office in _____, this _____ day of _____, 19___.

_____ Notary Public

Commission expires _____

QUIT CLAIM DEED

Paul Edward Foster
and wife,
Gladys Simpson Foster
~~XXXX~~
TO
James C. Foster
616 Nawakwa Trail
Madison, TN 37115-5513

Compliments of
Chicago Title Insurance Company
First Floor — First American Center
Phone 255-4631
NASHVILLE, TENNESSEE 37238

Chicago Title Insurance Company
2000 Richard Jones Road
Nashville, Tenn. 37215
Phone 298-2627