THIS INSTRUMENT PREPARED BY:
JOHN M. CANNON
CANNON, CANNON, & COOPER, P.C.
1000 Northchase, Suite 109
P. O. Box 749
Goodlettsville, TN 37070-0749

BOOK 10011 PG 843

Based on information provided by the parties.

QUITCLAIM DEED

ADDRESS NEW OWNER(S):	SEND TAX BILLS:	MAP & PARCEL:
Sabrina S. Toney 419 McCain Drive Nashville TN 37211	same	164-4 parcel 16

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

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

Sworn to and subscribed before me, this 6 day of April, 1996.

Sabrina S. Toney
AFFIANT

NOTARY PUBLIC

My Commission Expires: 7/25/98.

FOR AND IN CONSIDERATION OF the sum of Ten ($10.00) Dollars cash in hand paid by the hereinafter named "Grantee" and other good and valuable consideration, the receipt of which is hereby acknowledged, I, KATHERINE F. TONEY, "Grantor," by these presents, do hereby quitclaim and convey unto SABRINA S. TONEY, "Grantee," her heirs and assigns, all my interest in and to the following described property in Davidson County, Tennessee, except that the Grantor also hereby retains in said property a life estate for herself:

> Land in Davidson County, Tennessee, being Lot No. 21, on the Plan of Whispering Hills Annex, of record in Book 2331, Page 133, Register's Office for Davidson County, Tennessee, and more particularly described as follows:
>
> Said Lot No. 21 fronts 77.2 feet on the southerly side of McCain Drive and extends back between lines 177.0 feet on the westerly side and 177.0 feet on the easterly side to a dead line in the rear on which it measures 76.9 feet.
>
> Being the same property conveyed to William C. Tony and wife, Katherine F. Toney by deed from Sabrina S. Toney, dated January 24, 1991 and of record in Book 8287, page 605, Register's Office for Davidson County, Tennessee. The said William C. Toney is now deceased.

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

This is improved property known as 419 McCain Drive, Nashville, TN 37211.

WITNESS my hand this 6 day of April, 1996.

KATHERINE F. TONEY

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

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

WITNESS my hand, at office, this 6 day of April, 1996.

NOTARY PUBLIC

My Commission Expires: 7/25/98.

0170061

IDENTIF. ▲ REFERENCE

96 APR 11 AM 9:03

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

9094 04/11 0101 03CHECK 8.00