Box 5

New Owner:	Send Tax Bills:	Map/Parcel:
Paul H. Madden/Michael P. Madden 5025 Hillsboro Rd. #23T Nashville, TN 37215	Same	131-01-0-D-216.00

QUITCLAIM DEED

BK 10016 PG 314

For and in consideration of No Monetary Consideration by the hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, I/WE, Paul H. Madden, unmarried, in order to establish a joint tenancy with right of survivorship, hereinafter called the Grantor(s), do hereby convey, and by these presents do transfer and convey unto Paul H. Madden and Michael P. Madden, as joint tenants with right of survivorship, hereinafter called the Grantee(s), their heirs and assigns, all right, title and interest in that certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

See Attached Legal Description

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

In witness whereof I/we have hereunto set our hands this 11th day of April, 1996.

Paul H. Madden

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Paul H. Madden, unmarried, the bargainors, with whom I am acquainted, and who acknowledged that he/she executed the within instrument for the purposes therein contained. Witness my hand and official seal, this 11 day of April, 96.

Notary Public

My Commission Expires: 1-22-97

STATE OF TENNESSEE
COUNTY OF Davidson

I/we hereby swear or affirm that the actual consideration for this transfer is $0.00. (Love and Affection only)

Paul H. Madden, Affiant

Subscribed and sworn to before me, this 11 day of April,

Notary Public

My Commission Expires: 1-22-97

PREPARED BY:
Michael T. Haley, Atty.
SMS/Strategic Mortgage Services, Inc.
1100 Kermit Drive, Suite 204
Nashville, TN 37217
FROM INFORMATION PROVIDED BY THE PARTIES

96 APR 16 AM 9:16

0171699

IDENTIFICATION REFERENCE

A certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

Being Unit No. 216 as shown on the Plat of Georgetown Apartments, a condominium, of record in Book 5200, page 4, Register's Office for Davidson County, Tennessee, together with an undivided .582% interest in the common elements of 5025 Hillsboro Homeowner's Association, as described in Book 5211, page 325, et seq., said Register's Office. Said Unit is also known as Apartment No. 23T.

Being the same property conveyed to Paul H. Madden and wife, Marion Madden, by deed from Georgetown of Nashville Limited Partnership, by Bruce E. Kinney, dated January 16, 1978, recorded January 16, 1978, Book 5243, page 561, Register's Office for Davidson County, Tennessee. The said Marion Madden died June 26, 1993, thereby vesting title in Paul H. Madden, as surviving tenant by the entirety.

This property also known as 5025 Hillsboro Road #23T, Nashville, Tennessee, 37215.

NOTE: THIS INSTRUMENT WAS PREPARED FROM INFORMATION PROVIDED BY THE PARTIES HEREIN. NO TITLE SEARCH WAS PERFORMED, AND NO OPINION OF TITLE IS RENDERED BY THE PREPARER, NOR IS ANY WARRANTY XXXXXX AS TO THE ACCURACY OF THE LEGAL DESCRIPTION MADE BY THE PREPARER.