FROM: Virginia O. Justus

TO: William H. Justus

BOOK 10027 PG 604

Name & Address of Property Owner	Send Tax Notices to:	Map-Parcel No.
William J. Justus and Virginia O. Justus 401 Sunnyside Drive Nashville, TN 37205	William H. Justus 401 Sunnyside Drive Nashville, TN 37205	Map 116-7 Parcel 12

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, and pursuant to and in satisfaction of a certain Final Decree of Divorce entered into by and between the parties in the Fourth Circuit Court for Davidson County, Tennessee, in the cause of Virginia O. Justus v. William J. Justus, Docket No. 95D-2674, and pursuant to Tennessee Code Annotated, Section 36-4-121, I, Virginia O. Justus, have bargained and sold and by these presents do remise, release and quitclaim unto William J. Justus, his heirs and assigns, all of my right, title and interest in and to the following described land in Davidson County, Tennessee, to-wit:

> Land in Davidson County, Tennessee, being the easterly part of Lot No. 11 of Block "D" on the Map of the Subdivision of the Malone Property, called Honeywood, not of record and described according to a copy of a survey thereof made by William Collier Parrish, Assoc. Civil Engineers, dated February 23, 1960, as follows:
>
> Beginning at a point in the southerly margin of Malone Avenue at an iron pin which is 50 feet east of an iron pin set at the original corner of Lots 10 and 11; thence with the margin of Malone Avenue, easterly 175 feet to an iron pin at the beginning of a curve; thence around said curve, southwesterly 39.3 feet to an iron pin in the easterly margin of Sunnyside Drive; thence with the margin of said Drive, southerly 175 feet to an iron pipe at the corner of Lots 11 and 12; thence with the line between said lots, westerly 200 feet to an iron pipe which is 50 feet east of the corner of Lots 10 and 11; thence northerly 200 feet to the point of beginning.
>
> Being the same property conveyed to William H. Justus and wife, Virginia O. Justus by deed from Justin P. Wilson and wife, Donna Danner Wilson as of record in Book 5640, page 1, said Register's Office.

This is improved property, known as 401 Sunnyside Drive, Nashville, Tennessee, 37205.

WITNESS my hand, this the 18 day of April, 1996.

Virginia Q. Justus

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Sharon F. Beers, a Notary Public in and for the said County and State, the within named Virginia G. Justus, the bargainor, with whom I am personally acquainted (or who proved to me on the basis of satisfactory evidence) and who acknowledged that (he,she) executed the within instrument for the purposes therein contained.

Witness my hand and seal, at the office, this 18th day of April, 1996.

Sharon F. Beers
NOTARY PUBLIC

MY COMMISSION EXPIRES:

April 27, 1999

Transfer tax on this transfer is exempt under the provisions of Section 67-4-409 of the Tennessee Code Annotated.

Virginia Q. Justus
AFFIANT

SWORN TO AND SUBSCRIBED before me this 18th day of April, 1996.

Sharon F. Beers
NOTARY PUBLIC

MY COMMISSION EXPIRES:

April 27, 1999

THIS INSTRUMENT PREPARED BY:

Worrick G. Robinson, IV
Attorney at Law
444 James Robertson Parkway
Nashville, TN 37219

96 APR 25 PM 4:05
DAVIDSON COUNTY, TN.

PICK-UP

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IDENTIFICATION/REFERENCE