BOOK 10048 PG 259

QUITCLAIM DEED

[illegible] 3.00

This instrument was prepared by:
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DODSON, PARKER & BEHM
306 Gay Street, Fourth Floor
P. O. Box 198806
Nashville, TN 37219-8806
(615) 254-2291

ADDRESS OF NEW OWNER	SEND TAX BILLS TO:	MAP-PARCEL #
Holly Schak 2053 Lombardy Avenue Nashville, TN 37215	Same	MAP 117-7J PARCEL #20

AFFIDAVIT

STATE OF TENNESSEE:
COUNTY OF DAVIDSON:

The undersigned, after being first duly sworn according to law, does make oath and affirm that this Quitclaim Deed was executed and delivered in accordance with the terms of a Divorce Decree, in that certain case styled HOLLY SCHAK KELLER vs. STEPHEN DEAN KELLER, Civil Action No. 96C-617, Fourth Circuit Court of Davidson County, Tennessee, and that there was no other consideration given for the transfer.

Affiant

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

Notary Public

My Commission Expires: [illegible]

FOR AND IN CONSIDERATION OF the sum of Zero Dollars ($0.00), and in accordance with the terms and conditions of the Divorce Decree in that certain case styled HOLLY SCHAK KELLER vs. STEPHEN DEAN KELLER, Civil Action No. 96C-617, Fourth Circuit Court of Davidson County, Tennessee, Stephen D. Keller has bargained and sold, and by these presents does transfer, quitclaim and convey unto the said Holly S. Keller, now known as Holly Schak, her heirs, successors, and assigns, all of his right, title and interest in and to that certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Land in Davidson County, Tennessee, being Unit No. 2053 on the Plan of The Kingsbridge Condominiums, a horizontal property regime established pursuant to the provisions of the Tennessee Horizontal Property Act (Tennessee Code Annotated Sections 66-27-101 through 66-27-123; herein referred to as the "Act") and the provisions of the Master Deed for the Kingsbridge Condominiums, as of record in Book 7105, page 777, as amended in Book 7457, Page 15, Register's Office for said County, including without limitation the by-laws appended thereto of record in Book 7105, page 804, said Register's Office (collectively the "Master Deed"), to which Master Deed reference is here made for a more complete and accurate description of said unit;

TOGETHER with the undivided percentage interest in the Common Elements (as defined in the Master Deed appertaining to said unit and all other rights, powers, privileges and interests appertaining to said unit pursuant to the Master Deed;

TOGETHER with allocated Parking Space No. P-5, which is hereby allocated to the aforesaid unit as an inseparable appurtenance thereto as provided in the Master Deed.

BEING the same property conveyed to Stephen D. Keller and wife, Holly S. Keller by warranty deed from John Barlow Jarvis, unmarried, of record in Book 9654, page 385, Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Holly Schak, her heirs, successors and signs, forever.

Witness my hand this the 6TH day of MAY, 1996.

STEPHEN D. KELLER

STATE OF TENNESSEE:
COUNTY OF DAVIDSON:

Personally appeared before me, Melissa M. Stevens, a Notary Public for said County and State, STEPHEN D. KELLER with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this the 6 day of May, 1996.

Notary Public

My Commission Expires: My Commission Expires May [illegible]

MELISSA M. STEVENS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN

95 NOV 13 PM 1:25 REGISTER DAVIDSON COUNTY, TN

PICK-UP

0181131 IDENTIF. ↑ REFERENCE

THE PREPARER OF THIS DEED MAKES NO REPRESENTATION AS TO THE STATUS OF TITLE TO THE PROPERTY DESCRIBED HEREIN. THIS DEED HAS BEEN PREPARED SOLELY FORM INFORMATION FURNISHED TO THE PREPARER, WHO MAKES NO REPRESENTATION WHATSOEVER OTHER THAN IT HAS BEEN ACCURATELY TRANSCRIBED FROM THE INFORMATION PROVIDED.