BOOK 10106 PG 811

FROM:	James H. Cromwell and Leslie W. Hornyak	FROM:	Joshua F. Aylor, Trustee
TO:	Joshua F. Aylor, Trustee	TO:	James H. Cromwell and wife, Leslie W. Cromwell

QUITCLAIM DEED

Address New Owner as Follows:	Send Tax Bill To:	
James H. Cromwell and wife, Leslie W. Cromwell 1540 Eller Drive Nashville, Tennessee 37221	Same	Map 142 Group 13A Parcel 7

THIS INSTRUMENT PREPARED SOLELY FROM INFORMATION PROVIDED BY THE PARTIES BY: Zumwalt, Almon & Hayes, 1014 16th Avenue South, Nashville, Tennessee 37212

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STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer is $-0-.

Joshua F. Aylor, Trustee
Affiant

Subscribed and sworn before me, this the 2nd day of April 1996.

Notary Public

My Commission Expires: 7-22-98.

FOR AND IN CONSIDERATION of love and affection (and no monetary consideration) and for the express purpose of making a reconveyance to create a tenancy by the entireties, we, James H. Cromwell and wife, Leslie W. Cromwell (formerly Leslie W. Hornyak), by these presents do

hereby quitclaim and convey unto Joshua F. Aylor, Trustee, his successor and assigns, the following described tract or parcel of land in Davidson County, Tennessee, to wit:

(See attached Exhibit A).

This is improved property known as 1540 Eller Drive, Nashville, Tennessee 37221.

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

And now, I, Joshua F. Aylor, Trustee, for the express purpose of carrying out the intent of this conveyance, as above set out, doe hereby quitclaim and convey unto James H. Cromwell and wife, Leslie W. Cromwell, their heirs and assigns, the same property hereinabove described and set forth, to which reference is here made, and said property is conveyed subject to the same limitations, restrictions and encumbrances as may affect the premises as above set forth.

IN WITNESS WHEREOF, we have hereunto set our hands this the 3rd day of April, 1996.

JAMES H. CROMWELL

LESLIE W. CROMWELL

JOSHUA F. AYLOR, Trustee

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 James H. Cromwell and Leslie W. Cromwell, the bargainors, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness by hand and seal, at office in Nashville, Tennessee, this the 3rd day of April, 1996.

NOTARY PUBLIC

My Commission Expires: My Commission Expires SEP 1, 1997

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 Joshua F. Aylor, Trustee, the bargainor, 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 seal, at office in Nashville, Tennessee, this the 3rd day of April, 1996.

NOTARY PUBLIC

My Commission Expires: My Commission Expires SEP 1, 1997

EXHIBIT A

Land in Davidson County, Tennessee, being Lot No. 7 on the Plat of Riverside, Phase I, a Planned Unit Development, as of record in Book 6900, Pages 490-492, as amended in Book 6900, Page 784, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete and accurate legal description.

Together with an undivided percentage interest in the Common Elements (as defined in the Declaration of Easements and Restrictive Covenants for Riverside) appertaining to said unit and all other rights, powers, privileges and interest appertaining to said lot, pursuant to the Restrictive Covenants.

Being part of the same property conveyed to James H. Cromwell and Leslie W. Hornyak by Warranty Deed from Rochford Realty and Construction Co., Inc. of record in Book 8296, Page 520, Register's Office for Davidson County, Tennessee.

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