33A

BOOK 10111 PG 122

QUITCLAIM DEED

For and in consideration of Ten Dollars ($10.00), cash in hand paid, and other good and valuable consideration the receipt of which is hereby acknowledged, I, Dorothy Sandra Irwin, for the express purpose of making a conveyance to create a fee simple absolute, by these presents do hereby quitclaim and convey to Mark A. Ellmore, Jr., Trustee, all my right, title and interest in and to the following described tract of land to wit:

Land in Davidson County, Tennessee, being Lot No. 6-A on the Plan of Hunters Point, Zone Lot Division of Lots 4, 5, 6 and 53, of record in Book 6200, page 173, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Dorothy Sandra Irwin, married by deed from Billie Cecilia Eakes Funderburk, unmarried, of record in Book 9404, page 398, Register's Office for Davidson County, Tennessee.

William W. Irwin, husband of Dorothy Sandra Irwin, joins in this conveyance to convey all right, title and interest he may have in the above referenced property, including but not limited to marital rights.

This conveyance is subject to any and all existing easements, restrictions and setback lines of record.

This is improved property known as 5122 Hunters Point Lane, Hermitage, Tennessee 37076.

This instrument was prepared from information furnished by the parties.

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

And now, I, the said Mark A. Ellmore, Jr., Trustee, for the express purpose of carrying out the intent of this conveyance, as set out above, do hereby quitclaim and convey all my right, title and interest to William W. Irwin and wife, Dorothy S. Irwin, as joint tenants with right of survivorship, 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 set forth above.

IN WITNESS WHEREOF we have hereunto set our hands on this the 28th day of June, 1996.

Dorothy Sandra Irwin

William W. Irwin

MARK A. ELLMORE, JR., 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 Dorothy Sandra Irwin and William W. Irwin 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 my hand and official seal at Nashville, Tennessee this 25th day of June, 1996.

1-26-99
My commission expires:

Notary Public

96 JUL -5 AM 8:09

IDENTIFICATION REFERENCE

0200260

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 Mark A. Ellmore, Jr., with whom I am 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 28th day of June, 1996.

5/23/98
My commission expires.

Lynda Kay Jones
Notary Public

AFFIDAVIT

I do hereby certify that the actual, true, and correct consideration or value, whichever is greater, for this transfer is $ ____-0-___, which is paid for the property herein conveyed.

Affiant

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 Mark A. Ellmore Jr., the bargainor with whom I am personally acquainted (or 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 official seal at Nashville, Tennessee this the 28th day of June, 1996.

5/23/98
My commission expires:

Lynda Kay Jones
Notary Public

ADDRESS OF NEW OWNERS
William W. Irwin
5122 Hunters Point
Hermitage, TN 37072

SEND TAX BILLS TO
Amerisource Mortgage
Murfreesboro Road #203
Nashville, TN 37217

MAP/PARCEL
98-5-105

This Instrument Prepared By: Mark A. Ellmore, Jr., Attorney, 388 Harding Place, Suite C, Nashville, Tennessee 37211

1784 97/05 2:01 33CHECK 9.00