Box 8/JB

BOOK 10202 PG 171

This Instrument Prepared by:
ROBERT L. JACKSON
ROBERT L. JACKSON & ASSOCIATES
214 Second Avenue, North, Suite 103
Nashville, TN 37201

The actual consideration or value whichever is greater for this transfer is $ -0- .

Robert Todd Jackson
AFFIANT

STATE OF TENNESSEE

COUNTY OF Davidson

Sworn to and subscribed before me this 18th day of October 1996.

Sarah Schmidt
NOTARY PUBLIC

SARAH SCHMIDT NOTARY PUBLIC AT LARGE DAVIDSON COUNTY TENNESSEE

My Commission Expires: 3/25/2000

QUITCLAIM DEED

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NO.
Sandra Jill Dunaway 502 Lynwood Boulevard Nashville, TN 37205	SAME	130-03-0 81.00

FOR AND IN CONSIDERATION of a Final Decree of Divorce to be entered in the Fourth Circuit Court for Davidson County, Tennessee, I, **STEPHEN W. DUNAWAY**, by these presents do hereby quitclaim and convey unto **SANDRA JILL DUNAWAY**, to her heirs, successors and assigns, all my right, title and interest in and to the following described tract of land:

LAND in Davidson County, Tennessee, being the southerly part of Lot No. 107 and the northerly part of Lot No. 108 on the Map of Royal Oaks Land Company's Subdivision of the Baker Tract, as of record in Book 421, pages 102, and 103, described as follows:

Beginning at a point in the easterly margin of Lynwood Boulevard 150 feet, more or less, south of the south margin of Hobbs Road, being the southwest corner of the property conveyed to David K. Wilson, by deed of record in Book 1361, page 381; thence along Wilson's south line easterly 276 feet, more or less, to a point in the rear line of Lot No. 107, which is 148 feet, more or less, south of Hobbs Road, being Wilson's southeast corner; thence southerly 142.37 feet, more or less, to a point; thence westerly 251 feet, more or less, to the easterly margin of Lynwood Boulevard; thence with the margin of the same, northerly 140 feet to the point of beginning.

Being the same property conveyed to Stephen W. Dunaway and wife, Sandra Jill Dunaway, by Deed from Mary Haynie Bastian, a widow, of record in Book 5611, page 135, Register's Office for Davidson County, Tennessee. The said Sandra Jill Dunaway and Stephen W. Dunaway since filed for Divorce, in the Fourth Circuit Court for Davidson County, Tennessee, and this conveyance is a further division of the marital estate pursuant to the terms of the Marital Dissolution Agreement.

This is improved property known as 502 Lynwood Boulevard, Nashville, Tennessee 37205.

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

Witness my hand this 13 day of September, 1996.

Stephen W. Dunaway
STEPHEN W. DUNAWAY

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **STEPHEN W. DUNAWAY**, the within named bargainor, with whom I am personally acquainted, or proved to me based upon satisfactory information, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 13th day of September, 1996.

Diana L. McGrath
NOTARY PUBLIC

My Commission Expires: 4/10/98

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

0229031
IDENTIF. ↑ REFERENCE

96 SEP 25 AM 10:15
FELIX A. ROBERTSON REGISTER
DAVIDSON COUNTY, TN.

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