This instrument prepared by:
JAMES L. CURTIS, ESQ.
Washington Square, Suite 204
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Nashville, TN 37201
(615) 256-4747

BOOK 10206 PG 874

Address New Owner(s):	Send Tax Bills To	Map-Parcel Number
Stephen N. Foster 7813 Dan Kestner Court Nashville, TN 37221	Pacific American Mortgage Co. P.O. Box 9940 Corpus Christi, TX 78469	128-10-0 253.00

QUITCLAIM DEED

For no monetary consideration and pursuant to the terms of a decree of absolute divorce in the Circuit Court for Davidson County, Tennessee, at Nashville, styled, Stephen Neil Foster v. Reba Joyce Foster, bearing Docket No. 96D-1684, Reba Joyce Foster, quitclaims, transfers and conveys to Stephen N. Foster, his heirs and assigns, all of her right, title and interest in and to certain real property in Davidson County, Tennessee, and more particularly described as follows:

I, Reba Joyce Foster, ("GRANTOR"), by these presents do hereby quitclaim and convey, subject to the restrictions set for herein, unto Stephen Neil Foster, Grantee, his successors and assigns, the following tract or parcel of land ("the property") in the State of Tennessee, Davidson County, described, to wit:

> Land in Davidson County, Tennessee, being Lot No. 23 on the plan of First Revision of Meade Vue as of record in Plat Book 9700 at page 58, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.
>
> Being the same property conveyed to Stephen N. Foster and Reba Foster, by deed from Buddy Dunn Contractors, LTD., of record in Book 10024, page 868, Register's Office for Davidson County, Tennessee.
>
> This conveyance is subject to any and all matters shown on the herein referenced plan of record in said Register's Office.

This is improved property known as 7813 Dan Kestner Court, Nashville, Tennessee 37221.

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

AND NOW, I, the said Reba Joyce Foster, do hereby quitclaim and convey unto Stephen N. Foster, his 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 property.

The said Stephen N. Foster and Stephen Neil Foster being one and the same person.

The said Reba Joyce Foster and Joyce Foster being one and the same person.

In witness whereof, I have set my name this the _____ day of June 6, 1996.

REBA JOYCE FOSTER

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, Reba Joyce Foster, the bargainor, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee on this 6th day of June, 1996.

Cynthia W. Sharp
NOTARY PUBLIC

My Commission Expires: 1/20/99

State of Tennessee)

County of Davidson)

The actual consideration or value, whichever is greater, for this transfer is $ zero (-0-), pursuant to a Final Decree of Divorce.

AFFIANT

Subscribed and sworn to before me this 7th day of June, 1996.

Cynthia W. Sharp
NOTARY PUBLIC

My Commission Expires: 1/20/99

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FELIX [illegible] REGISTER
DAVIDSON COUNTY, TN.

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IDENTIF. & REFERENCE