10294 487

THIS INSTRUMENT PREPARED BY:
BASS, BERRY & SIMS (MDS)
2700 First American Center
Nashville, Tennessee 37238
Doc. 0482811 11/19/96 jmp

# QUITCLAIM DEED

| Address New Owner(s) As Follows: | Send Tax Bills To: | Map Parcel Numbers: |
|---|---|---|
| Alfred Tate Rogers<br>Martha Stone Rogers<br>600 Timber Lane<br>Nashville, TN 37215 | Same | Map 119-14<br>Parcel 247 |

FOR AND IN CONSIDERATION of One Dollar ($1.00), cash in hand paid, the receipt of which is hereby acknowledged and in order to create a tenancy in common, we Alfred Tate Rogers and Martha Stone Rogers by these presents do hereby quitclaim and convey unto Michael D. Sontag, his heirs and assigns, all our right, title and interest in and to the property described on Exhibit A hereto.

AND Michael D. Sontag in order to create a tenancy in common does hereby quitclaim and convey unto Alfred Tate Rogers and wife, Martha Stone Rogers as tenants in common, their heirs, and assigns, all his right, title and interest in and to said property.

The description on Exhibit A hereto is the same as that contained in the prior deed.

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

This is improved property known as 3015 Wingate Avenue, Nashville, Tennessee.

IN WITNESS WHEREOF, the undersigned have executed this instrument on this 2th day of December, 1996.

Alfred Tate Rogers

Martha Stone Rogers

Michael D. Sontag

0256984
IDENTIF. & REFERENCE

95 DEC 18 PM 2:31
REGISTER'S OFFICE
DAVIDSON COUNTY, TN.

STATE OF TENNESSEE )
COUNTY OF DAVIDSON )

Personally appeared before me, the undersigned, a Notary Public in and for the State and County aforesaid, Alfred Tate Rogers and Martha Stone Rogers, the within named 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 my hand, at office, this 12th day of December 1996.

Notary Public

My Commission Expires:
5/26/2000

STATE OF TENNESSEE )
COUNTY OF DAVIDSON )

Personally appeared before me, the undersigned, a Notary Public in and for the State and County aforesaid, Michael D. Sontag, the within named 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, at office, this 12th day of December, 1996.

Notary Public

My Commission Expires:
5/26/2000

STATE OF TENNESSEE

COUNTY OF DAVIDSON )

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

Martha Stone Rogers
Affiant

Subscribed and sworn to before me
this 12th day of December, 1996.

Notary Public

My Commission Expires:
5/28/2000

EXHIBIT A

DAVIDSON COUNTY, STATE OF TENNESSEE DESCRIBED AS FOLLOWS:

Land in Davidson County, Tennessee, being Lot No. 35 on the of William O. Lee's Subdivision of the Roth Property, of record in Book 1130, page 67, Register's Office for said County. Said Lot No. 35 fronts 60 feet on the westerly side of Wingate Avenue and runs back between parallel lines 160 feet to a dead line in the rear on which it measures 60 feet thereon.

This conveyance is made subject to restrictive covenants of record in Book 1300, page 572, said Register's Office, and to matters set forth in the above referenced plan of record.

Being the same property conveyed to Alfred Tate Rogers and wife, Martha Stone Rogers, by deed of record in Book 9638, page 635, Register's Office for Davidson County, Tennessee.

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