THIS INSTRUMENT PREPARED BY:
Carol L. Soloman, Attorney
214 Second Avenue, North
Suite 400
Nashville, Tennessee 37201

BOOK 10339 PG 228

Address New Owner:	**Send Tax Bills To:**	**Map-Parcel No:**
Robin Ann Cooke	**DF Southeastern Mortgage of**	**Map 87-5A**
5959 Colchester Drive	**565 Marriott Drive, Suite 250**	**Parcel 51**
Hermitage, TN 37076	**Nashville, TN 37210**	**4D-93699**

QUITCLAIM DEED

For no monetary consideration and pursuant to the terms of a decree of absolute divorce in the Fourth Circuit Court for Davidson County, Tennessee, at Nashville, styled, Robin Ann Cooke vs. Christopher Craig Cooke, bearing Docket No. 95D-1786, Christopher Craig Cooke quitclaims, transfers and conveys to Robin Ann Cooke, his heirs and assigns, all of his right, title and interest in and to certain real property in Davidson County, Tennessee, and more particularly described as follows:

> Land in Davidson County, Tennessee, being Lot No. 104 of Farmingham Woods, Phase II, Section I, a Planned Unit Development, of record in Book 7900, page 306, said Register's Office, to which plan reference is hereby made for a more complete legal description.
>
> Being part of the same property conveyed to Phillips Builders, Inc. by deed from Thelma R. Zanitis as of record in Book 8113, page 918, Register's Office of Davidson County, Tennessee.
>
> Being the same property conveyed to Christopher Cooke and wife, Robin A. Cooke, by deed from Phillips Builders, Inc. as of record in Book 8637, page 309, Register's Office of Davidson County, Tennessee.

And now, I, the said Christopher Craig Cooke, do hereby quitclaim and convey unto Robin Ann Cooke, my heirs and assigns, any and all interest which I may have in the property hereinabove described, and to which reference is here made, and said property interest is conveyed subject to the same limitations, restrictions and encumbrances as may effect the premises.

0269962
IDENTIF. & REFERENCE
PICK-UP
97 FEB -4 AM 11:30
FILED & RECORDED REGISTER
DAVIDSON COUNTY, TN.

In witness whereof, I have set my name this 17th day of July, 1996

CHRISTOPHER CRAIG COOKE

BOOK 10339 PG 229

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for the aforesaid State and County, the within named CHRISTOPHER CRAIG COOKE, the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained

Witness my hand and official seal at Nashville, TN, on this 17th day of July, 1996

NOTARY PUBLIC

Commission Expires 11/22/99

STATE OF _____)
COUNTY OF _____)

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 _____ day of _____, 1996

NOTARY PUBLIC

Commission Expires _____

2991 02/04 0101 01CASH 8.00