Box
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THIS INSTRUMENT PREPARED BY:
BASS, BERRY & SIMS (JCG)
2700 First American Center
Nashville, Tennessee 37238
Doc. 0346447 10/25/96 gh

QUITCLAIM DEED

BOOK 10353 PG 269

Address New Owner(s) As Follows:	Send Tax Bills To:	Map Parcel Numbers:
Margaret H. Fitzgerald 3915 Trimble Road Nashville, Tenn. 37064	Source One Mortgage Service Corporation Att: Tax Department 27555 Farmington Rd. Farmington Hills, MI 48018	Map 130-7 Parcel 111 BM 08479

WHEREAS, I, Richard H. Fitzgerald, am an owner of the property hereinafter described as a tenant by the entirety with my spouse, Margaret H. Fitzgerald;

WHEREAS, I now desire to convey to my spouse, Margaret H. Fitzgerald, all my right, title and interest in such property, so that she will be the sole owner of said property;

NOW, THEREFORE, and in consideration of love and affection (and no monetary consideration), I, RICHARD H. FITZGERALD, do hereby quitclaim and convey unto my spouse, MARGARET H. FITZGERALD, all of my right, title and interest in and to the property described on Exhibit A hereto.

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 3915 Trimble Road, Nashville, Tennessee.

IN WITNESS WHEREOF, the undersigned has executed this instrument on this 15th day of January, 1997.

Richard H. Fitzgerald

0274261
IDENTIF. & REFERENCE

97 FEB 19 PM 12:03
DAVIDSON COUNTY, TN.

7693 02/19 0101 03CHECK 12.00

BOOK 10353 PG 270

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for the State and County aforesaid, Richard H. Fitzgerald, 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 15th day of January, 1997 pw

Patricia H. Worthington
Notary Public

My Commission Expires:
My Commission Expires NOV. 27, 1999

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

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

Margaret H. Fitzgerald
Margaret H. Fitzgerald

Subscribed and sworn to before me
this 15th day of January, 1997 pw

Patricia H. Worthington
Notary Public

My Commission Expires:

My Commission Expires NOV. 27, 1999

Box
18

BOOK 10353 PG 271

EXHIBIT A

Two tracts or parcels of land in Davidson County, Tennessee, described as follows:

TRACT NO. 1: Being parts of Lots Nos. 215, 216, 217 and part of 9th Street (now closed) on the plan of part of Royal Oaks Land Company's Subdivision of the Baker Tract, as of record in Book 421, pages 102 and 103, Register's Office for said County, being the westerly 50 feet of Lot No. 4 on the unrecorded plan of Fitzpatrick's Re-subdivision of Lots Nos. 214, 215, 216 and part of 217, part of 9th Street (now closed) and part of Brighton Avenue (now closed) on said Royal Oaks Land Company's Subdivision, described according to a survey made by Z. J. Wilkinson, Surveyor, April 10, 1947, as follows:

Beginning on the southerly margin of Trimble Road, at the northeast corner of the property conveyed to Louise V. Hardison by deed from Helen T. Dunn and husband, of record in Book 1539, page 573, said Register's office; thence with the southerly margin of said Road, eastwardly 50 feet; thence southwardly 302.9 feet, more or less, to the northerly boundary line of Lot No. 3 on said Fitzpatrick's unrecorded plan; thence with said line, westwardly 50 feet to the Southwest corner of said Lot No. 4; thence northwardly 302.9 feet, more or less, to the beginning.

TRACT NO. 2: Being parts of Lots Nos. 210, 211 and part of 9th Street (now closed) on the plan of part of Royal Oaks Land Company's Subdivision of the Baker Tract, as of record in Book 421, pages 102 and 103, Register's Office for said County, described according to an unrecorded revised plan, as follows:

Beginning on the southerly margin of Trimble Road at its intersection with the westerly line Lot No. 217; thence with the westerly--line of Lots Nos. 217 and 216, southwardly 265.9 feet to the common corner of Los Nos. 211, 212, 215 and 216; thence with the line between Lots Nos. 211 and 212, westwardly 100 feet; thence northwardly and parallel with the westerly line of Lots Nos. 216 and 217, 247 feet, more or less, to the southerly margin of Trimble Road; thence with said Road, eastwardly 101 feet, more or less, to the beginning.

Being the same property conveyed to Richard H. Fitzgerald and wife, Margaret H. Fitzgerald by deed of record in Book 4726, page 699, Register's Office for Davidson County, Tennessee.