File 14840 File Box 9B
(First Title & Escrow)

This Instrument Prepared By:
George E. Mudter, Jr., Esquire
229 Ward Circle, Suite C-11
Brentwood, Tennessee 37027

Send Tax Bills to New Owner(s):
NEW OWNER
210 Lynnwood Boulevard
Nashville, TN 37205

BOOK 10578 PG 418

Map 116-7 Parcel 55 Field Book No.BM1010

QUITCLAIM DEED

FOR AND IN CONSIDERATION OF TEN AND NO/100 DOLLARS ($10.00) and other good and valuable considerations, the receipt and sufficiency of which is hereby acknowledged, FRANCO ZANETTI AND WIFE, ANGELA ZANETTI, do hereby quitclaim and convey unto CLAUDE LEE FERRELL, III AND WIFE, ALISON RUSSELL FERRELL, all of their right, title and interest in and to the following real property in Davidson County, State of Tennessee, to wit:

Land in Davidson County, Tennessee, being that portion of Dupont Avenue which was never opened and has been abandoned, lying east of the northerly 100 feet of Lot 35 on the Plan of Royal Oaks Land Company's Subdivision of the Baker Tract as of record in Plat Book 421, pages 102 and 103, Register's Office for said County.

9772 08/22 0101 030 BK 8.00

IN WITNESS WHEREOF, the undersigned has executed this instrument this 18th day of August, 1997.

Franco Zanetti by Angela Zanetti

FRANCO ZANETTI
BY: ANGELA ZANETTI, ATTORNEY-IN-FACT

Angela Zanetti

ANGELA ZANETTI

0340265
IDENTIF. & REFERENCE

97 AUG 22 AM 10:04
FELIX Z. ... REGISTER
DAVIDSON COUNTY, TN.

STATE OF TENNESSEE:
COUNTY OF DAVIDSON:

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The actual consideration for this transfer is $0.

Affiant

Sworn and subscribed before me,
this 18th day of August, 1997.

Notary Public

My Commission Expires:

9/23/2001

STATE OF TENNESSEE:
COUNTY OF DAVIDSON:

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, ANGELA ZANETTI, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand, at Office, this 18th day of August, 1997.

Notary Public

My Commission Expires:

9/23/2001

STATE OF TENNESSEE:
COUNTY OF DAVIDSON:

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, ANGELA ZANETTI, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained, and who further acknowledged that she is the Attorney-In-Fact for the said Franco Zanetti and is authorized by the said Franco Zanetti to execute this instrument on his behalf.

Witness my hand, at Office, this 18th day of August, 1997.

Notary Public

My Commission Expires:

9/23/2001