This instrument was prepared by:
Edward M. Yarbrough
*Hollins, Wagster & Yarbrough, P.C.*
424 Church Street, 2210 SunTrust Center
Nashville, TN 37219

BOOK 10641 PG 489

PICK-UP

FELIX Z. ... REGISTER
DAVIDSON COUNTY, TN.

97 OCT -9 PM 3:21

IDENTIFICATION REFERENCE

0357671

# QUITCLAIM DEED

| ADDRESS OF NEW OWNER: | SEND TAX BILLS TO: | MAP/PARCEL NO.: |
|---|---|---|
| Richard Arthur Spann<br>401 Toney Road<br>Nashville, TN 37207 | (Same) | 70-4<br>153 |

8417 10/09 0101 03CHECK 8.00

STATE OF TENNESSEE ]
]
COUNTY OF DAVIDSON ]

The actual consideration or value, whichever is greater, for this transfer is Thirty One Thousand Two Hundred Fifty Dollars ($31,250).

Richard Spann
RICHARD A. SPANN

SWORN TO AND SUBSCRIBED before me

this 1 day of October, 1997.

Linda B. Cae
NOTARY PUBLIC

NOTARY PUBLIC STATE OF TENNESSEE LARRY

My Commission Expires:

1-20-99

PURSUANT TO AND IN CONSIDERATION OF the terms of a certain Marital Dissolution Agreement incorporated in the Final Decree of divorce in the Fourth Circuit Court for Davidson County, Tennessee, in the case of Essie Dale Spann vs. Richard Arthur Spann, appearance number 96D-99, (being the same person as Essie Spann), has bargained and sold, and by these presents does transfer, quitclaim, and convey unto the said Richard Arthur Spann (being the same person as Richard A. Spann), his heirs, successors, and assigns, all her right, title and interest in and to a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to-wit:

> Land in the 12th, formerly the 21st Civil District of Davidson County, Tennessee, described partly according to a survey made by Norris H. Hickerson, Surveyor, revised June 26, 1951, as follows:
>
> Beginning at a point on the westerly margin of Toney Road, said point being South 22 degrees West 205 ft. from the southeast corner of the property conveyed to Richard Holder and wife, Nola Holder by deed from M. H. Webb and wife, of record in Book 3467, page 601, Register's Office for said County; thence westerly 110 ft., more or less, to a point in

the eastern boundary of the Dennis Lovell property; thence south 0 degrees 45 ft. West 80 ft., more or less; thence easterly 80 ft., more or less, to the westerly margin of Toney Road; thence with the same North 22 degrees East 75 ft. to the beginning.

Being the same real property conveyed to Richard Spann and wife, Essie Spann from M. H. Webb and wife, Ida Nell Webb by deed, as of record in Book 4058, page 730, Register's Office of Davidson County, Tennessee.

Water rights in and to a well and pump located to the north of the property herein described are hereby conveyed to the Grantee in this instrument.

This is improved property known as 401 Toney Road, Nashville, Tennessee.

This property is conveyed expressly subject to all existing restrictions and easements of record as may affect the property.

Essie D. Spann
ESSIE DALE SPANN

STATE OF TENNESSEE ]
]
COUNTY OF DAVIDSON ]

Personally appeared before me, Ann H. Mullins, a Notary Public in and for said County and State, the within named Essie Dale Spann, the bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 3rd day of October, 1997.

Ann H. Mullins
NOTARY PUBLIC

My Commission Expires:
My Commission Expires
November 22, 1997

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STATE OF TENNESSEE ]
COUNTY OF DAVIDSON ]

This transfer is exempt from taxation under the provisions of Tennessee Code Annotated 67-4-409(a)(3)(A).

Essie D. Spann
ESSIE DALE SPANN

SWORN TO AND SUBSCRIBED before me this 3rd day of October 1997.

Ann H. Mullins
NOTARY PUBLIC

My Commission Expires:
My Commission Expires
November 22, 1997