BOOK 10666 PG 896

THIS INSTRUMENT PREPARED BY: Bobby D. Davis, Attorney
Madison Title Company
101 Shepherd Hills Drive
Madison, Tennessee 37115

mail

QUITCLAIM DEED

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NO.
Elizabeth L. Boyd 1822 Joy Circle Nashville, TN 37207	Same	71-12-38

THIS QUITCLAIM DEED made and entered into on the day and date last written by and between, **Ernest C. Unger, Widower**, hereinafter referred to as the "GRANTOR", and **Elizabeth L. Boyd** hereinafter referred to as the "GRANTEES":

W I T N E S S E T H:

FOR AND IN CONSIDERATION of the sum of One and No/100 ($1.00) Dollars cash in hand paid, the receipt of which is hereby acknowledged, and other good and valuable considerations,Ernest C. Unger, Widower has this day bargained, sold and quitclaimed unto **Elizabeth L. Boyd,** her heirs and assigns, all his right, and title, but is to retain his interest as a life estate in certain real property in Davidson County, Tennessee, described as follows, to-wit:

> Land in Davidson County, Tennessee, being Lot No. 13, on the Plan of Joywood, as of record in Book 974, page 45, Register's Office for said County.
>
> Said Lot No. 13 fronts 50 feet on the southerly side of Joy Circle and runs back between parallel lines 150 feet to the northerly margin of Marshall Street.
>
> Being the same property conveyed to Ernest C. Unger et ux, Dorothy Q. Unger, by Deed from Jessie Grimes, widow, of record in Book 4905, page 243, Register's Office for Davidson County, Tennessee, the said Dorothy Q. Unger having since died.

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

This deed is prepared soley on the basis of information furnished. No legal advice is being given to the parties hereto. This deed contains no warranties of title, either expressed or implied. This deed shall only convey the interest owned by the Grantor herein, but not further and shall be subject to any and all claims, obligations and impediments of title that may exist. We do hereby disclaim any knowledge or liability for claims that may be had by persons or entities other than the Grantor herein.

IN WITNESS WHEREOF, the undersigned have has hereunto set their hands on the day and date acknowledged below.

Ernest C. Unger

Ernest C. Unger

STATE OF TENNESSEE
COUNTY OF Montgomery

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Ernest C. Unger, 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 this the 30th day of October, 1997.

Gina Lynn Rhodes
NOTARY PUBLIC

My Commission Expires: Sept. 17, 2001

The actual transfer or value, whichever is greater, for this transfer is **NONE**.

Elizabeth L. Boyd
Affiant

Sworn to and subscribed before me this the 30th day of October, 1997.

Gina Lynn Rhodes
NOTARY PUBLIC

My Commission Expires: Sept. 17, 2001

0365084
IDENTIF. & REFERENCE

97 NOV -3 AM 10:07
FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TN.

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