[ADDRESS NEW OWNER:	[SEND TAX BILLS TO:	] MAP-PARCEL NOS]
[John A. Irby, et ux	[	]135-16A-78]
[2601 Mesa Drive	[SAME	]]
[Nashville, TN 37217	[	]]
[	[	]]
[This instrument prepared by: Waynick & Cate		]
[P.O. Box 148058, Nashville, TN 37214	(This instrument	]
[prepared from information furnished by parties)		]

Q U I T C L A I M D E E D

For and in consideration of love and affection (and no monetary consideration) and for the express purpose of making a re-conveyance to create fee simple absolute ownership in John A. Irby and wife, Mary J. Irby, as tenants by the entirety, I, John A. Irby, by these presents do hereby quit claim, grant and convey unto Andrew M.Cate, Trustee, his successors and assigns, all of our right, title and interest in the following described tract of land in Davidson County, Tennessee, to wit:

> Land in Davidson County, Tennessee, being Lot No. 94, on the Plan of Tracts 8, 9, and 10 of Nashboro Village, as shown on plat of record in Plat Book 5200, pages 186-189, in the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for a more particular description.
>
> Being the same property conveyed to John A. Irby and wife, Shirley H. Irby from Donald E. Springer and wife, Deborah Hartley Springer, by deed of record in Book 9495, page 925, Register's Office for Davidson County, Tennessee.
>
> Shirley H. Irby having since died leaving John A. Irby sole owner by right of survivorship.

[STATE OF TENNESSEE)
[COUNTY OF DAVIDSON)
[
[The actual consideration or value, whichever is greater for
[this transfer is $ 0.00
[
[_____
[Affiant
[Subscribed and sworn to before me this
[26 day of November, 1997.
[
[_____
[Notary Public
[My commission expires: 1/27/2001

And now, I, the said Andrew M. Cate, Trustee, for the express purpose of carrying out the intent of this conveyance, as above set out, do hereby quit claim and convey unto John A. Irby and wife, Mary J. Irby, tenants by the entirety, all of my interest in the same property hereinabove described and set forth, to which reference is here made, and the interest in said property is

conveyed subject to the same limitations, restrictions and encumbrances as may affect the premises, as above set forth.

IN WITNESS WHEREOF we have hereunto set our hands on this the 26th day of November, 1997.

John A. Irby

John A. Irby

Trustee

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and state, the within named John A. Irby, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee this 26 day of November, 1997.

Notary Public
My Commission Expires: 1/27/2001

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and state, the within named Andrew M. Cate, Trustee, 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 and official seal at Nashville, Tennessee, this 26 day of November, 1997.

Notary Public
My Commission Expires: 1/27/2001

03746603

IDENTIFICATION REFERENCE

97 DEC -1 PM 12:35

FELIX [illegible] REGISTER
DAVIDSON COUNTY, TN.

5103 12/01 0101 03CHECK