0382710

IDENTIFICATION REFERENCE

PICK-UP

BOOK 10730 PG 400

THIS INSTRUMENT WAS PREPARED BY:
BILL HODDE, ATTORNEY
1994 GALLATIN ROAD N., SUITE 305
MADISON, TN 37115

97 DEC 22 PM 12:33

FELIX [illegible] REGISTER
DAVIDSON CO. TN.

QUIT CLAIM DEED

FROM:

RICHARD HILTZ and wife,
CYNTHIA HILTZ

TO:

MARGARET BRAY, TRUSTEE

FROM:

MARGARET BRAY, TRUSTEE

TO:

CYNTHIA HILTZ

MAP: 61-11
PARCEL: 181

4045 12/22 0101 01CASH 12.00

FOR AND IN CONSIDERATION of a divorce settlement (and no monetary consideration) but for the express purpose of vesting title solely in the name of CYNTHIA HILTZ in order to make (an equitable division of certain properties, We, RICHARD HILTZ, and CYNTHIA HILTZ as owners in fee simple absolutely of the foregoing property, by these presents do hereby quitclaim and convey unto MARGARET BRAY, TRUSTEE, any and all interest we may have in and to the following described tract or parcel of land in Davidson County, Tennessee, to-wit:

Being the westerly part of Lot No. 4 and the easterly part of Lot No. 5 on the Plan of George Burrus' Subdivision of Lot No. 81 of the Maplewood Home Tract, as of record in Plan Book 421, page 178, Register's Office for Davidson County, Tennessee. Said parts of said lots described as follows:

Beginning in the southerly margin of Maplewood Boulevard at a point 67 feet westerly from the northeast corner of said Lot No. 4, and running thence in a westerly direction along the southerly margin of said Maplewood Boulevard, 66 feet to a point; in the southerly margin of Maplewood Boulevard, 67 feet and 4 inches easterly from the northwest corner of said Lot No. 5; thence in a southerly direction parallel with the westerly line of said Lot No. 5, a distance of 256 ½ feet, more or less, to the northerly margin of McIver Street; thence in an easterly direction along the northerly margin of McIver Street, 66 feet, more or less, to a point in the northerly margin of McIver Street, 67 feet, more or less, westerly from the southeast corner of said Lot No. 4; thence in a northerly direction parallel with the easterly line of said Lot No. 4, a distance of 260 ½ feet, more or less, to the point of beginning, in the southerly margin of Maplewood Boulevard. (A portion of said lot 5 has been sold or an easement granted to Nashville Electric Service.)

Being the same property conveyed by Clarice Sanders, by Warranty Deed to Richard and Cynthia Hiltz, of record in Book 10194, Page 899, Register's Office, Davidson County, Tennessee.

This conveyance is subject to any and all existing easements of record.

This is improved property located at: 1022 Curdwood, Nashville, TN 37216

And now, I, the said MARGARET BRAY, TRUSTEE, for the express purpose of carrying out the intent of this conveyance, as above stated, do hereby quitclaim and convey, all of my interest in said property unto CYNTHIA HILTZ, her heirs and assigns, the same property hereinabove described and set forth, to which reference is here made, and 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 25th day of November, 1997.

CYNTHIA HILTZ

RICHARD HILTZ

MARGARET BRAY, TRUSTEE

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, a Notary Public in and for said County and State, the within named RICHARD HILTZ, and CYNTHIA HILTZ the Grantor, 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 at Madison, Tennessee, this 25th day of November, 1997.

JANITHA A. SAMPLES NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.
My Commission Expires NOV 28, 1998

Notary Public

My Commission Expires: 11-28-98

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, a Notary Public in and for said County and State, the within named MARGARET BRAY, TRUSTEE, with whom I am personally acquainted, and who acknowledged that she, as Trustee, executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Madison, Tennessee, this 25th day of November, 1997.

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN

Notary Public

My Commission Expires: 1-27-2000

Address New Owner(s) as follows:

Cynthia Hiltz
1022 Curdwood
Nashville, TN 37216

Send Tax Bills to:

Cynthia Hiltz
1022 Curdwood
Nashville, TN 37216

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS A DIVORCE SETTLEMENT AND NO MONETARY CONSIDERATION.

Cynthia D Hiltz

CYNTHIA HILTZ
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 25TH DAY OF NOVEMBER, 1997.

JANYTH A. SAMPLES
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.
My Commission Expires NOV 28, 1998

Janyth A. Samples

Notary Public

My Commission Expires: 11-28-98