Prepared by Dana B Marton

QUITCLAIM DEED

BOOK 10780 PG 295

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP PARCEL NUMBERS
Catherine M. Cavender	James Bryan Lewis	P/O Map 57
(NAME) 5318 Old Hickory Blvd.	(NAME) 217 2nd Avenue North	Parcel 26&25
(STREET ADDRESS OR ROUTE NUMBER) Nashville, TN 37218	(STREET ADDRESS) Nashville, TN 37201	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of One dollar ($1.00), cash in hand paid, the receipt of which is hereby acknowledged, Ronald L. Sixt, by these presents do hereby quitclaim and convey unto Catherine M. Cavender, her successors and assigns, all his right, title and interest in and to the following described tract of land:

Land in Davidson County, Tennessee, being a portion of property conveyed in Deed Book 9263, Page 808, and shown as a portion of Parcel 26 on Tax Map 57, and being described according to a survey by Ray G. Cole, Registered Land Surveyor No. 924, dated November 3, 1997 as follows:

Beginning at an existing iron pin in the easterly margin, 25 feet from the centerline of Old Hickory Boulevard, the most southwest corner of this tract, and being a corner to Dwight A. Lang (Deed Book 9688, Page 410); THENCE, with said boulevard, North 25 degrees 43 minutes 00 seconds East for a distance of 93.70 feet to a point in the margin of said boulevard; THENCE, continuing with said boulevard, North 28 degrees 19 minutes 12 seconds East for a distance of 152.56 feet to an iron pin set in the margin of said boulevard; THENCE, South 78 degrees 29 minutes 15 seconds East for a distance of 1,001.85 feet to an iron pin set in the line of said Lang; THENCE, with the line of said Lang for the next three calls as follows: South 66 degrees 03 minutes 53 seconds West for a distance of 408.46 feet to an existing iron pin; THENCE South 89 degrees 41 minutes 22 seconds West for a distance of 153.97 feet to an existing iron pin; THENCE, North 75 degrees 24 minutes 07 seconds West for a distance of 586.35 feet to the beginning.

Being a portion of the same property conveyed to Catherine M. Cavender and Ronald L. Sixt from James Bryan Lewis of record in Deed Book 10750, Page 687, Register's Office for Davidson County, Tennessee.

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

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ -0-

Subscribed and sworn to before me, this the 2nd day of February, 98

Affiant

My commission expires: 10/18/99 (Affix Seal)

Notary Public

Witness His hand this 2nd day of February, 1998, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

0396710 IDENTIF. ↑ REFERENCE

98 FEB -3 PM 1:51 ELIA ... REGISTER DAVIDSON COUNTY, TN.

STATE OF Tennessee

COUNTY OF Davidson

BOOK 10780 PG 296

Personally appeared before me, Donna B Mallon, a Notary Public in and for said County and State, Ronald Sivit, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is the _____ of the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand, at office, this 2 day of Feb, 1998.

Donna B Mallon
Notary Public

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN

My Commission Expires: 10/18/98

STATE OF _____

COUNTY OF _____

Personally appeared before me, _____, a Notary Public in and for said County and State, _____

_____,

the within named bargainor ___, with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained.

Witness my hand and official seal at _____, this _____ day of _____, 19___.

_____
Notary Public

My Commission Expires: _____

STATE OF _____

COUNTY OF _____

9117 02/03 0101 01CASH 8.50

Before me, _____, a Notary Public of the State and County aforesaid, personally appeared _____, with whom I am personally acquainted, and who, upon oath, acknowledged _____self to be _____ of the _____ _____ the within named bargainor, a corporation, and that ___he as such _____, being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by ___self as _____.

Witness my hand and seal, at office in _____, this _____ day of _____, 19___.

_____
Notary Public

My Commission Expires: _____

QUIT CLAIM DEED

AND

Complimens of
Chicago Title Insurance Company
First Floor - First American Center
Phone 255-4631
NASHVILLE, TENNESSEE 37238

Chicago Title Insurance Company
2000 Richard Jones Road
Nashville, Tenn. 37215
Phone 298-2627