RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

BK 10804 PG 70

FROM: FRANCES ANNE ATKINSON EABY

Prepared by:
Phillip Robinson, Attorney
213 Third Avenue North
Nashville, Tennessee 37201

TO: CARL REESE EABY, IV
4423 Lealand Lane
Nashville, TN 37204

Send Tax Statements To:

Mail
CARL REESE EABY, IV
4423 Lealand Lane
Nashville, TN 37204

Map and Parcel No.

Map: 132-9
Parcel: 18

6312 02/23 0101 01CASH 8.00

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of One Dollar ($1.00), cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, and pursuant to and in satisfaction of a certain court order entered in a divorce action pending in the Fourth Circuit Court of Davidson County, Tennessee, in the cause of FRANCES ANN ATKINSON EABY V. CARL REESE EABY, IV., Docket Number 97D-3386, and pursuant to Tennessee Code Annotated, S36-4-121, I, FRANCES ANN ATKINSON EABY hereby transfer and by these presents do remise, release and quitclaim unto, CARL REESE EABY, IV, his heirs and assigns all of my right, title and interest in and to the following described land in Davidson County, Tennessee, to wit:

A track of land in the 7th, formerly 11th, Civil District of Davidson County, Tennessee, being the southerly 76 and 1/2 feet of Lot No. 4 on the unrecorded plan of Mrs. O. A. Allen's Subdivision of the Hirsig Tract, described according to a survey made by W. B. Southgate, Surveyor, as follows:

BEGINNING at a point in the center of Lea Avenue, now known as Lealand Lane, North 2 degrees 30 minutes East 600 feet f rom t he center of Battery Road, the northeast corner of Lot No. 3 on the said Plan; thence North 2 degrees 30 minutes East, with the center of said Lea Avenue, now known as Lealand Lane, 76 and 1/2 feet; thence westerly parallel with and 23 and 1/2 feet southerly from the line of Lot No. 5 on said Plan, 213 feet, more or less, to a dead line; thence southarly 76 and 1/2 feet to the northwest corner of said Lot No. 3; thence easterly with the line between said Lot Nos. 3 and 4, 213.68 feet to the point of beginning.

Being the same property conveyed to Carl R. Eaby, IV., and wife, Frances Anne Eaby, from Gerry E. Snoddy by Warranty Deed of record in Book 9405, Page 656, Register's Office for

Davidson County, Tennessee.

This is improved property known as 4423 Lealand Lane, Nashville, Tennessee 37204.

WITNESS my hand this the 13th day of January, 1998.

Frances Ann Atkinson Eaby
FRANCES ANN ATKINSON EABY

STATE OF TENNESSEE)
COUNTY OF ~~DAVIDSON~~ Johnson)

Personally appeared before me, Janice A. Russell, a Notary Public, in and for the said County and State, the within named FRANCES ANN ATKINSON EABY, the bargainor, with whom I am personally acquainted (or who 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 seal, at the office, this the 13th day of January, 1998.

Janice A. Russell
NOTARY PUBLIC

My Commission Expires: 4/25/98

Transfer tax on this transfer is exempt under the provisions of Section 67-4-409(a)(3)(E) of the Tennessee Code Annotated.

Frances Ann Atkinson Eaby
AFFIANT

Sworn to and subscribed before me on this the 13th day of January, 1998.

Janice A. Russell
NOTARY PUBLIC

My Commission Expires: 4/25/98

98 FEB 23 AM 10:41

04031115