BK/10812PG973

This instrument prepared by:
JAMES L. CURTIS, ESQ.
Washington Square, Suite 204
214 Second Avenue, North
Nashville, TN 37201
(615) 256-4747

Address New Owner(s):	Send Tax Bills To	Map-Parcel Number
Betty R. Sanders 225 Dellrose Drive Nashville, TN 37214	TN Mortgage Professionals 315 Deaderick St., Ste. 2390 Nashville, TN 37238-2390	084-15-0 049.00

QUITCLAIM DEED

For no monetary consideration and pursuant to the terms of a decree of absolute divorce in the Fourth Circuit Court for Davidson County, Tennessee, at Nashville, styled, Betty R. Sanders v. Barry C. Sanders, bearing Docket No. 97D-3126, Barry C. Sanders, quitclaims, transfers and conveys to Betty R. Sanders, her heirs and assigns, all of his right, title and interest in and to certain real property in Davidson County, Tennessee, and more particularly described hereinafter.

I, Barry C. Sanders, ("GRANTOR"), by these presents do hereby quitclaim and convey, subject to the restrictions set for herein, unto Betty R. Sanders, Grantee, her successors and assigns, the following tract or parcel of land ("the property") in the State of Tennessee, Davidson County, described, to wit:

> Land in Davidson County, Tennessee, being Lot No. 27 on the Plan of Donelson Meadows of record in Book 1835, Page 35, said Register's Office for said county, to which plan reference is hereby made for a more complete description.
>
> Being the same property conveyed to Barry C. Sanders and wife, Betty R. Sanders, by deed from John C. Parrish and wife, Neva C. Parrish of record in Book 7521, Page 28, Register's Office for Davidson County, Tennessee.

This is improved property known as 225 Dellrose Drive, Nashville, Tennessee 37214.

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

AND NOW, I, the said Barry C. Sanders, do hereby quitclaim and convey unto Betty R. Sanders, 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 property.

In witness whereof, I have set my name this the 26th day of February, 1998.

Barry C. Sanders
BARRY C. SANDERS

STATE OF TENNESSEE
RECEIPT NO. 53 02/27 0101 CHECK
98FEB27 AM 9:27
040562

State of Tennessee)

County of Davidson)

BK/10812PG974

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named, Barry C. Sanders, the bargainer, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee on this 26th day of February, 1998.

Cynthia W. Sharp
NOTARY PUBLIC

My Commission Expires: 1/20/99

State of Tennessee)

County of Davidson)

The actual consideration or value, whichever is greater, for this transfer is $ zero (-0-), pursuant to a Final Decree of Divorce.

Barry C. Sanders
AFFIANT

Subscribed and sworn to before me this 27th day of February, 1998.

Cynthia W. Sharp
NOTARY PUBLIC

My Commission Expires: 1/20/99