BOOK 10827 PG 778

THIS INSTRUMENT WAS PREPARED BY:

Martin A. Kooperman, Attorney
Duzane, Kooperman & Mondelli
603 Woodland Street
Nashville, TN 37206-4211
(615) 259-1214

ADDRESS OF NEW OWNER(S):	**SEND TAX BILLS TO:**	**MAP/PARCEL**
Mr. Arthur G. Doak 2807 Blakemore Avenue Nashville, TN 37212	Mr. Arthur G. Doak 2807 Blakemore Avenue Nashville, TN 37212	104-07-094 24W 05220

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of No Dollars and No Cents ($0.00), cash in hand paid by the hereinafter named Grantee, and for other good and valuable consideration, the receipt all of which is expressly acknowledged, I, Eva De Paulis-Doak, hereinafter called the Grantor have bargained and sold and do hereby quitclaim and convey unto Arthur G. Doak, his heirs, successors, and assigns, any right, title and interest I may have in and to the following described tract/parcel of land together with all improvements in Davidson County, Tennessee, described as follows, to wit:

***LAND** in Davidson County, Tennessee, being Lot No. 4, Block 2, on the Plan of Fairfax Place, of record in Book 547, Pages 137 and 138, Register's Office for Davidson County, Tennessee.*

***SAID** Lot No. 4, Block 2, fronts 60 feet on the southerly margin of Blakemore Avenue and extends back 158.38 feet on the easterly line and 158.38 feet on the westerly line to a dead line in the rear, measuring 60 feet thereon.*

***BEING** the same property conveyed to Arthur G. Doak, by Warranty Deed from N. E. Perry, Jr., of record in Book 9782, Pages 202 and 203, Register's Office of Davidson County, Tennessee.*

This conveyance is subject to:

1. *1995 taxes, a lien but not yet due and payable, which have been prorated and assumed by Grantee. By acceptance of delivery of this instrument, Grantee assumes and agrees to pay such taxes as and when such become payable and to indemnify and hold harmless Grantor from liability and loss therefrom.*

2. *Right-of-way for telephone lines as set out in Book 904, Page 267, Register's Office for Davidson County, Tennessee.*

3. *Matters shown on the Plan of record in Book 547, Pages 137 and 138, Register's Office for said county.*

This is improved property known as 2807 Blakemore Avenue, Nashville, Tennessee, 37212.

IN WITNESS WHEREOF, I have hereunto set my hand this 27th day of February, 1998.

EVA DE PAULIS-DOAK

STATE OF ~~TENNESSEE~~ California)
COUNTY OF ~~DAVIDSON~~ Los Angeles)

BOOK 10827 PG 779

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named Eva De Paulis-Doak, the Grantor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the foregoing Quitclaim Deed for the purposes therein contained.

THIS the 27 day of February, 1998.

NOTARY PUBLIC

My Commission Expires:

May 15, 2000

A. GHAZANFARPOUR
COMM. #1098116
NOTARY PUBLIC - CALIFORNIA
LOS ANGELES COUNTY
My Comm. Exp. May 15, 2000

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STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $00.00.

AFFIANT

Sworn and subscribed before me this 26th day of February, 1998.

NOTARY PUBLIC

My Commission Expires:

5/28/2000

0409301
IDENTIF. & REFERENCE

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