BOOK 10844 PG 102

This Instrument Prepared by: Mail
ROBERT L. JACKSON
ROBERT L. JACKSON & ASSOCIATES
214 Second Avenue, North, Suite 103
Nashville, TN 37201

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

AFFIANT

STATE OF TENNESSEE

COUNTY OF Davidson

Sworn to and subscribed before me this 17th day of March, 1998.

NOTARY PUBLIC

My Commission Expires 1/20/2001

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY

QUITCLAIM DEED

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NO.
Emma Shelton Turner 8461 Poplar Creek Road Nashville, TN 37221	CTX Mortgage Company P. O. Box 1900 Dallas, TX 75219-9000	155-22.00

FOR AND IN CONSIDERATION of a Final Decree of Divorce entered in the Fourth Circuit Court for Davidson County, Tennessee, I, **LYNN EVANS TURNER** by these presents do hereby quitclaim and convey unto **EMMA TURNER SHELTON**, to her heirs, successors and assigns, all my right, title and interest in and to the following described tract of land:

Land in Davidson County, Tennessee, as follows:

Beginning at an iron pin corner of the south R/W of Poplar Creek Road, twenty five feet from the center of said road, said corner being the northwest corner of this tract and the northeast corner of tract 5; thence along the R/W of said road north 79 degrees, 31 mintues east a distance of 142.02 feet to a point; thence by said R/W north 78 degrees, east a distance of 117.48 feet to an iron pin corner being the northeast corner of this tract and the norwest corner of tract 3, thence leaving the road and along the west lines of tract 3, south 6 degrees, 10 mintues, 48 seconds east a distrance of 924.54 feet to a corner of the lines of McClain and the southeast corner of this tract and the southwest corner of tract 3; thence by McClain south 82 degrees, 41 minutes, west a distance of 212.00 feet to a corner; thence by same, south 87 degrees, 25 minutes west a distance of 53 feet to the southwest corner of this tract, and the southeast corner of tract 5; thence along the east line of tract 5, north 5 degrees, 46 minutes, 38 seconds west a distance of 902.92 feet to the place of beginning.

Being the same property conveyed to **Emma Shelton Turner for her sole and separate use,** by deed from James M. Johnson and wife, Cathy Johnnson, of record in Book 5721, page 562, Register's Office for Davidson County, Tennessee, and further being Quitclaimed from **Emma Shelton Turner** unto **Lynn Evans Turner and wife, Emma Shelton Turner**, in deed book 9292, page 534, Register's Office for Davidson County, Tennessee. The said **Lynn Evans Turner and Emma Shelton Turner** having since been divorced by Final Decree of Divorce on the 25th day of February, 1998, in the Fourth Circuit Court for Davidson County, Tennessee, Docket No. 97D-3090, and this conveyance is a further division of the marital estate pursuant to the terms of the Marital Dissolution Agreement.

This is improved property known as 8461 Poplar Creek Road, Nashville, Tennessee 37221.

Witness my hand this 10th day of March, 1998.

LYNN EVANS TURNER

STATE OF FLORIDA

COUNTY OF Sarasota

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **LYNN EVANS TURNER**, the within named bargainor, with whom I am personally acquainted, or proved to me based upon satisfactory information, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Sarasota, Florida, Tennessee, this 10th day of March, 1998.

JOY DECKER
MY COMMISSION # CC 459554
EXPIRES: May 4, 1999
Bonded Thru Notary Public Underwriters

Joy Decker
NOTARY PUBLIC

My Commission Expires:_____

04 13888
IDENTIF. ▲ REFERENCE

98 MAR 18 PM 3:54

ELIK Z. [illegible] REGISTER
DAVIDSON COUNTY, TN.

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