Box 2

THIS INSTRUMENT PREPARED BY:
GREGORY S. PERRONE, ATTORNEY
109 Westpark Drive, Suite 330
Brentwood, TN 37027

BOOK 10874 PG 310

New Owner:	Send Tax Bills To:	Map and Parcel #
Patrick K. Fay Donna L. Fay 1201 Carl Seyfert Memorial Drive Brentwood, TN 37027	SouthTrust Mortgage Corporation 100 Brookwood Place Birmingham, AL. 35209	159-2-69.00 FH-25934

QUITCLAIM DEED

FOR AND IN CONSIDERATION of ONE DOLLAR ($1.00), cash in hand paid, the receipt of which is hereby acknowledged **Gregory S. Perrone, Trustee, with full power to mortgage, transfer, sell or convey without the joinder of any beneficiary**, by these presents does hereby quitclaim and convey unto **Patrick K. Fay and wife, Donna L. Fay,** their heirs and assigns, all his right, title and interest in and to the following described tract of land:

SEE ATTACHED FOR COMPLETE LEGAL DESCRIPTION

This is improved property known as **1201 Carl Seyfert Memorial Drive - Brentwood, TN. 37027.**

Whenever used, the singular number shall include the plural, the plural the singular and the use of any gender shall be applicable to all genders.

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

Witness my hand this 3rd day of April, 1998.

Gregory S. Perrone, Trustee

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for the County and State, the within named **Gregory S. Perrone, Trustee**, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal at Brentwood, TN this the 3rd day of April, 1998.

NOTARY PUBLIC

KAREN K. SUGGS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My commission expires: 9-23-2000

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration for this transfer of property is $ -0- and no other monetary consideration.

Affiant

Sworn to and subscribed before me this 3rd day of April, 1998.

NOTARY PUBLIC

KAREN K. SUGGS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My commission expires: 9-23-2000

BOOK 10874 PG 311

EXHIBIT "A"

A tract of land in the 7th, formerly the 11th, Civil District of Davidson County, Tennessee, being a part of Lot No. 3 on the Plan of the Subdivision of the Lands of Allen Cotton, not of record, and described according to a boundary survey by Hart, Freeland, Roberts, Inc. dated 8-27-70, as follows:

BEGINNING at a point at the Southwest corner of the intersection of Granny White Pike and Carl Seyfert Memorial Drive; thence with the Southerly margin of said Drive, North 84 deg. 32' West 105.94 feet to a point; and continuing with said margin of said Drive along a curve to the left having a radius of 225 feet, southwestwardly 193.27 feet to a monument; and further continuing with said margin South 46 deg. 15' West 66.95 feet to a monument at the most Northerly corner of Lot 2 on the Plan of Galaxy Estates, of record in Book 4175, page 77, Register's Office for said County; thence with the Northeasterly line of said Lot No. 2, South 33 deg. 43' East 211.20 feet to a monument in the Northerly line of the Dobyns property; thence with the Northerly line of the Dobyns property, South 80 deg. 05' East 163.35 feet to the Westerly margin of Granny White Pike; thence with said margin of said Pike, with a slight curve to the right, Northwardly a distance of 306.52 feet to the point of beginning; containing 1.632 acres.

0422090

IDENTIF. & REFERENCE

98 APR -6 PM 1:38

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

6351 04/06 0101 03CHECK 8.00