BOOK 11043 PAGE 350

Address New Owner:

James M. Faulkner and T. Clay Faulkner
9305 Foxboro Drive
Brentwood, TN 37027

Map-Parcel Numbers:

Map-Parcel # 129-11-A
Parcel # 406

Send Tax Bills To:

Same

Address of Mortgagee:

0467 07/30 0101 03CHECK 10.00

This instrument prepared by: BLACKBURN, SLOBEY, FREEMAN & HAPPELL, P.C., 414 Union Street, 2050 NationsBank Plaza, Nashville, Tennessee 37219.

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of One Dollar ($1.00) cash in hand paid, the receipt and sufficiency of which are hereby acknowledged, Margaret Morgan Faulkner (the "Grantor"), by these presents do hereby sell, assign, and forever quitclaim unto James M. Faulkner and T. Clay Faulkner (the "Grantees"), Grantees' heirs and assigns, all of Grantor's right, title, and interest in and to a certain tract or parcel of real estate in Davidson County, Tennessee, described as follows to-wit:

Unit No. 406 created under Title 66, Chapter 27, Section 101, et.seq., as amended, Tennessee Code Annotated, and as established by the Master Deed for the Cloister at St. Henry, Phase 1B, of record in Book 6237, Page 665, Register's Office for Davidson County, Tennessee, together with the undivided percentage interest in the common elements appurtenant to said unit, as set forth in said Master Deed. Reference is hereby made to the Plat for The Cloister at St. Henry, Phase 1B, attached as Exhibit "B" to said Master Deed for proper identification.

Being the same property conveyed to Margaret Morgan Faulkner by Sublease and Conveyance of Condominium Apartment dated September 7, 1984 from St. Henry's Property Development, Inc., as recorded in Deed Book 6377, page 258, Register's Office for Davidson County, Tennessee.

This Property is conveyed subject to such limitations, restrictions, and encumbrances as may affect the premises.

WITNESS the hand of the Grantor, this 27th day of July, 1998.

Margaret Morgan Faulkner
MARGARET MORGAN FAULKNER

PICK-UP

98 JUL 30 PM 3:25
FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN.

0468898
IDENTIF. & REFERENCE

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration for this transfer is $ 0

Margaret Morgan Faulkner
Affiant

Subscribed and sworn to before me this 22 day of July, 1998.

Twila D. Gudger
Notary Public

My Commission Expires: 10/18/99

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, Twila Gudger, a Notary Public in and for said County and State, the within named Margaret Morgan Faulkner, 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 within instrument for the purposes therein contained.

WITNESS my hand and official seal at Davidson CO., this 22 day of July, 1998.

Twila D. Gudger
Notary Public

My Commission Expires: 10/18/99