This instrument prepared by: W. Thomas Schmitz, Attorney
P.O. Box 773
Brentwood, TN 37024-0773

New owner's address: Send tax bills to: Map-parcel numbers:
Sabrina Scott Twitty Same 150-10-17
3117 Cedarcroft Dr.
Antioch, TN 37013

QUITCLAIM DEED

FOR AND CONSIDERATION of a Marital Dissolution Agreement, and a Final Decree of Divorce (and no monetary consideration) heretofore entered in the Circuit Court for Davidson County, Tennessee, in Case No. 98D-2548, and for the express purpose of creating a fee simple absolute title in my former Wife, Sabrina Scott Twitty, (hereinafter called "GRANTEE"), I, John Stanley Twitty, GRANTOR, by these presents do hereby quitclaim, transfer, convey unto my former Wife, Sabrina Scott Twitty, the following described tract or parcel of land in Davidson, County, Tennessee, to wit:

Land in Davidson County, Tennessee, being Lot No. 124 on the plan of Cherry Hills, Section 10-A, of record in Book 4860, Page 97, Register's Office for Davidson County, Tennessee, to which plan reference is here made for a more complete description.

Being the same property conveyed to Sabrina Scott Twitty, (unmarried at time of conveyance), by deed from James S. Moore and wife, of record in Book 9669, Page 783, Register's Office for Davidson County, Tennessee.

This is improved property, known as 3117 Cedarcroft Drive, Antioch, TN 37013.

AND NOW, THEREFORE, I, the said John Stanley Twitty, Grantor, for the express purpose of carrying out the intent of this conveyance, as above set out, do hereby quitclaim, transfer, and convey unto Grantee, Sabrina Scott Twitty, her heirs and assigns, **IN FEE SIMPLE ABSOLUTE** all my right, title and interest, with the appurtenances, estate, title thereto belonging in the said 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 premises, as above set forth.

Witness my hand this 5th day of May, 1998.

John Stanley Twitty

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

ACKNOWLEDGMENT

STATE OF TENNESSEE]

COUNTY OF Davidson

Personally appeared before me, Bobbie H Runson, a Notary Public in and for said County and State, John Stanley Twitty, the within named bargainer, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 5 day of May, 1998.

Bobbie H Runson
Notary Public

My commission expires: Nov. 28, 98.

AFFIDAVIT

STATE OF TENNESSEE]

COUNTY OF Davidson]

This transfer is in implementation of a property settlement agreement between divorcing parties.

John Stanley Twitty

Subscribed and sworn to before me this 5 day of May, 1998.

Bobbie H Runson
Notary Public

My commission expires: Nov 28, 98.

7813 11/17 0101 03 CHECK 10.00

Information provided by the parties. Preparer makes no warranty as to encumbrances, liens, or restrictions against the herein described property.

MAIL TAX

0513336
IDENTIF. ▲ REFERENCE

98 NOV 17 AM 9:29
WILL C... REGISTER
DAVIDSON COUNTY, TN.