BOOK 11353 PG. 63

This Instrument Prepared by:
American Title Company, Inc
170 Cude Lane
Madison, TN 37115

QUITCLAIM DEED

ADDRESS NEW OWNER
Martin and Tanya Crum
1253 Fernbank Avenue
Madison, Tn. 37115

SEND TAX BILLS TO:
Novastar Mortgage Inc
23046 Ave De La Carlota
3rd Floor
Laguna Hills, CA 92653

MAP & PARCEL
52-9-141

For and in consideration of the sum of Ten Dollars ($10.00) cash in hand paid by Grantee, the receipt of which is hereby acknowledged, Martin Crum and wife, Minnagene B. Crum, called the GRANTOR, does hereby quitclaim and convey unto Martin Crum and wife, Tanya Crum, GRANTEE, all right, title and interest in and to a certain tract or parcel of land being more particularly described as follows:

Being Lot No. 1 on the Plan of the Resubdivision of Lot No. 3 of Montague Subdivision, as of record in Plat Book 6050, page 223, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

Being the same property conveyed to Martin Crum and wife, Minnagene B. Crum by deed from Donna Johnson Dearmore and husband, Terry Dee Dearmore, of record in Book 9160, page 558, Register's Office for Davidson County, Tennessee.

This is improved property known as 1253 Fernbank Avenue Madison, TN 37115.

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

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.

IN WITNESS WHEREOF, the GRANTOR has hereunder set his/her hand this 22 day of Feb, 1999.

GRANTOR:

Martin Crum

Martin Crum

Minnagene B. Crum

Minnagene B. Crum

99 FEB 24 AM 10:46
REGISTER
DAVIDSON COUNTY, TN.

05524458
IDENTIF. # REFERENCE

RECORDING FEE 14.00

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, a Notary Public of said county and state, the within Martin Crum, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that he/she they executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 15th day of July 1994.

Notary Public

My Commission Expires: 10.31.1995

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, a Notary Public of said county and state, the within Minnagene B. Crum, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that she executed the within instrument for the purpose therein contained

Notary Public

My Commission: 10.31.1995

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration for this transfer is $-0-.

Martin Crum
Affiant

Subscribed and sworn to before me, this the 15th day of Feb, 1999.

Notary Public

My Commission Expires: 10.31.2000