Upgraded

RETURN TO:
TRANSCONTINENTAL TITLE CO.
LAKEVIEW RIDGE 11
2630 ELM HILL PIKE, SUITE 100
NASHVILLE, TN 37214

BOOK 11476 PG. 932

63

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value whichever is greater, for this transfer is $ 0.00

Affiant

Subscribed and sworn to before me, this the 19 day of April, 1999.

My commission expires: 5/20/02

Notary Public

QUITCLAIM DEED

Address of New Owner & Send Tax Bills to:	Prepared By: Linda R. Kosack, Atty. 8109 Wikle Road, East Brentwood, TN 37027
938 CALDWELL LANE NASHVILLE, TN	Return To: TransContinental Title Company 2630 Elm Hill Pike, Ste. 100 Nashville, TN 37214

map & parcel no. 118-13/230.00

KNOW ALL MEN BY THESE PRESENTS THAT, for and in consideration of the sum of Ten and No/100 dollars ($10.00), cash in hand paid, the receipt of which is hereby acknowledged,

IRWIN WILLIAM GERNERT, WILLIAM H. HENRY AND ROBERT W. LOWDER, TRUSTEES OF THE GERNERT O'BERRY TRUST

hereinafter called Grantor(s), has bargained and sold, and does hereby convey, release and forever quitclaim unto

IRWIN WILLIAM GERNERT AKA BILL GERNERT

hereinafter called Grantee(s), their heirs and assigns, all the estate, right, title, interest, lien, equity and claim whatsoever located in DAVIDSON, Tennessee, more particularly described as follows:

FEE $ 11.00

LAND IN THE 7TH FORMERLY THE 10TH CIVIL DISTRICT OF DAVIDSON COUNTY, TENNESSEE, BEING PART OF LOT NO. 32 ON THE PLAN OF THE COUNTRY PROPERTY OF N.A. McNAIRY, DECEASED, AS RECORD IN MINUTE BOOK "E", PAGES 564 AND 565, AND PLAN BOOK 1, PAGE 29, CHANCERY COURT AT NASHVILLE, DESCRIBED ACCORDING TO A PLAT THEREOF MADE JULY 28, 1928 BY W.E. SOUTHGATE, SURVEYOR AS FOLLOWS: BEGINNING ON THE SOUTHERLY MARGIN OF MARENGO AVENUE, OR CALDWELL LANE, 200 FEET WESTERLY FROM THE CORNER OF LOTS 31 AND 32: THENCE SOUTHERLY MARGIN OF SAID AVENUE, OR LANE, NORTH 85 DEGREES 35' WEST 100 FEET; THENCE SOUTH 2 DEGREES 45' WEST 425 FEET; THENCE SOUTH 85 DEGREES 35' EAST 100 FEET TO A POINT 200 FEET WESTERLY FROM THE LINE BETWEEN SAID LOTS 31 AND 32; THENCE PARALLEL WITH SAID LINE NORTH 2 DEGREES 45' EAST 425 FEET TO THE BEGINNING.

BEING THE SAME PROPERTY CONVEYED TO FRIEDA GERNERT O'BERRY, (SINCE DECEASED) BY DEED FROM SIDNEY O'BERRY AND WIFE, FRIEDA GERNERT O'BERRY, DATED OCTOBER 18, 1988, AND RECORDED OCTOBER 20, 1988 IN BOOK 7662, PAGE 3, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

PROPERTY ADDRESS: 938 CALDWELL LANE, NASHVILLE, TN

RECEIVED
DAVIDSON COUNTY
99 MAY 3 AM 9:57
REGISTER
DAVIDSON CO. TN.

IDENTIFICATION REFERENCE

058 16461

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

BOOK 11476 PG. 933

This instrument and the interest hereby released and quitclaimed are subject to such limitations, restrictions and encumbrances as may affect the premises.

Witness my hand this 19 day of April, 1999.

IRWIN WILLIAM GERNERT AKA BILL GERNERT

ROBERT W. LOWDER

By Atty. In Fact

WILLIAM H. HENRY

State of Tennessee
County of Davidson

On this 19 day of April, 1999, before me personally appeared Irwin William Gernert, Robert W. Lowder, Ben Franklin Merickle, William H. Henry to me known to be the person(s) described in or proved to me on the basis of satisfactory evidence, and who executed the foregoing instrument, and who acknowledged the execution of the same to be their free act and deed.

Witness my hand and official seal,
My Commission expires:
5/20/02

Notary Public

QUIT CLAIM DEED

The preparer of this Deed makes no representation as to the status of the title of the property described herein, or as to the accuracy of description.

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

Exhibit "A"

LAND IN THE 7TH, FORMERLY THE 10TH CIVIL DISTRICT OF DAVIDSON COUNTY, TENNESSEE, BEING PART OF LOT NO. 32 ON THE PLAN OF THE COUNTRY PROPERTY OF N.A. McNAIRY, DECEASED, AS OF RECORD IN MINUTE BOOK "E", PAGE 564 AND 565, AND PLAN BOOK 1, PAGE 29, CHANCERY COURT AT NASHVILLE, DESCRIBED ACCORDING TO A PLAT THEREOF MADE JULY 28, 1928, BY W.B. SOUTHGATE, SURVEYOR, AS FOLLOWS:

BEGINNING ON THE SOUTHERLY MARGIN OF CALDWELL LANE (FORMERLY CALLED MARENGO AVENUE), 200 FEET WESTERLY FROM THE CORNER OF LOTS 31 AND 32; THENCE WITH THE SOUTHERLY MARGIN OF SAID LANE, NORTH 85 DEGREES 35' WEST 100 FEET; THENCE SOUTH 2 DEGREES 45' WEST 425 FEET; THENCE SOUTH 85 DEGREES 35' EAST 100 FEET TO A POINT, 200 FEET WESTERLY FROM THE LINE BETWEEN SAID LOTS 31 AND 32; THENCE PARALLEL, WITH SAID LINE NORTH 2 DEGREES 45' EAST 425 FEET TO THE BEGINNING.

BEING THE SAME PROPERTY CONVEYED TO SID O'BERRY AND WIFE, FRIEDA ELIZABETH GERNERT O'BERRY, (BOTH SINCE DECEASED) BY WARRANTY DEED FROM I.W. GERNERT AND WIFE, MARY ALICE COMINGORE GERNERT, DATED JANUARY 21, 1961 IN BOOK 3183, PAGE 485, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

AND BEING FURTHER CONVEYED TO IRWIN WILLIAM GERNERT, ROBERT W. LOWDER AND WILLIAM H. HENRY, TRUSTEES BY DECLARATION DATED JULY 23, 1998 IN BOOK 11425, PAGE 783 IN DAVIDSON COUNTY, TENNESSEE.

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED