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Re: Thoni Sale to William Coates
Prepared By and Return To:

Howard F. Ullman, Esq.
Ullman & Ullman, P.A.
95 South Federal Highway
Suite 200
Boca Raton, FL 33432

BOOK 11744 PAGE 24

Folio No.:

THIS QUIT CLAIM DEED, executed the 28 day of April, 1999, by MARINE J. DAWSON, whose post office address is 14071 S.W. 79th Street, Miami, Florida 33183, first party, to WILLIAM COATES, whose post office address is 310 Homestead Road, Nashville, Tennessee, 37207, second party.

WITNESSETH, that the first party, for and in consideration of the sum of Ten and 00/100 Dollars ($10.00), in had paid by the said second party, the receipt whereof is hereby acknowledged, does hereby remise, release, and quit claim unto the second party forever, all the right, title, interest, claim and demand which the said first party has in and to the following described lot, piece or parcel of land, situate, lying and being in Knox County, State of Tennessee, to-wit:

Land in Davidson County, Tennessee, being Lots Nos. 3, 4 and the South 30 feet of Lot No. 5 on the Map of J.R. Love and E.A. Hail's Subdivision, of record in Book 421, page 130, Register's Office for said County.

Said lots adjoin and front together 138 feet on the Westerly side of North First Street as widened and run back between parallel lines 145 feet to a dead line. Being part of the property conveyed to Oscar Godwin by deed from T.M. Strider, of record in Book 1236, page 575, said Register's Office.

Tract II

The northerly 24 feet of lot No. 5 and all of lot No. 6 and the southerly 22 feet of lot No. 7 in J.R. Loves and E.A. Hail's Subdivision of a part of the Brown tract, as of record in Book 421, page 130 Register's Office for Davidson County, Tennessee.

Said 24 feet of lot No. 5, all of lot No. 6 and the southwesterly 22 feet of lot No. 7 fronts 100 feet on North First Street and runs back between parallel lines 160 feet to a dead line.

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TO HAVE AND TO HOLD the same together with all and singular the appurtenances thereunto belonging or in anywise appertaining, and all the estate, right, title, interest, lien, equity and claim whatsoever of the said first party, either in law or equity to the only proper use, benefit and behoof of the said second party forever.

IN WITNESS WHEREOF, the said first party has signed and sealed these presents the day and year first above written.

*** Being the same property conveyed to Richard Emil Thoni in Book 1578, page 201, Tract II and Book 1641, page 223 as to Tract I in the Register's Office for Davidson County, Tennesee. The said Richard Emil Thoni having since died, the property is now vested in Ensley Farrell Thoni, Ada Jane Thoni Floren, Josephine Thoni Dawson a/k/a Marine J. Dawson, Richard G. Thoni, Janice M. Young, Wendy Jean Thoni, Dorothy N. Thoni and Richard E. Thoni, III. Pursuant to Affidavit of Heirship being recorded simultaneously herewith.

FILED 16 APR 99 10:01 AM
REGISTER OF DEEDS
63712
10.00

Signed, sealed and delivered in the presence of:

Witness signature

MARINE J. DAWSON

Witness printed name

Witness signature

Witness printed name

STATE OF FLORIDA)
COUNTY OF ~~MIAMI-DADE~~ Palm Beach)

I hereby certify that on this day, before me, an officer duly authorized to administer oaths and take acknowledgements, personally appeared MARINE J. DAWSON described in and who executed the foregoing instrument, personally known to me or who produced FL D-250 558 46 801-0 as identification, and who acknowledged before me that he executed the same, and an oath was not taken.

Witness my hand and official seal this 28 day of April, 1999.

Sandra L. Evans
Commission # CC 804106
Expires Feb. 13, 2003
Bonded thru
Atlantic Bonding Co., Inc.

Notary Public

My commission expires:

I hereby swear or affirm that the actual consideration of this transfer is Zero Dollars ($0.00). Tax paid on Co-Administrators' Deed.

MARINE J. DAWSON

Subscribed and sworn to before me this 28 day of April, 1999.

My commission expires:

Notary Public

Sandra L. Evans
Commission # CC 804106
Expires Feb. 13, 2003
Bonded thru
Atlantic Bonding Co., Inc.