Davidson County DEEDQC
Recvd: 09/22/00 14:40 2pgs
Fees:10.00 Taxes:0.00
20000922-0094292

This instrument prepared by: Brian O. Bowhan, Attorney
3221 Nolensville Road
Nashville, TN 37211

New owner's address:
Joan Kane
177 Kenner Avenue
Nashville, TN 37205

Send tax bills to:
Same

Map-parcel numbers:
Map 116
Parcel 27

QUITCLAIM DEED

KNOW ALL MEN by these presents that I, Kieran Kane, for and consideration of the sum of ten and no/100 dollars ($10.00), cash in hand paid, the receipt of which is hereby acknowledged, have bargained and sold and by these presents do transfer, convey, and quitclaim unto Joan Kane, all of my right, title, and interest in a certain parcel of real estate lying in Davidson County, Tennessee, and more particularly described as follows, to wit:

LAND in Davidson County, Tennessee, being the southerly half of Lot No. 62 on the Plan of the Kenner-Manor Land Company's Second Subdivision of the Kenner Tract, as of record in Book 421, page 100, Register's Office for Davidson County Tennessee.

SAID southerly half of Lot No. 62 fronts 50 feet on the westerly side of Kenner Avenue and runs back between parallel lines 200 feet to a dead line.

Being the same property conveyed to Kieran Kane and wife, Joan Kane by deed from Helen A. Samuelson now known as Helen A. Samuelson Pitcock, of record in Book 5705, page 774, Register's Office for Davidson County, Tennessee.

IT IS understood and agreed that part of the consideration for the transfer of this property is the agreement of the Grantee to assume the unpaid balance of a note secured by a first mortgage Deed of Trust to First and Mid-South Mortgage Company, of record in Book 4296, page 478, Register's Office for Davidson County, Tennessee, and also that the escrow account in connection with the aforesaid Deed of Trust is hereby transferred to the said Grantee.

This is unimproved property known as 177 Kenner Avenue, Nashville, Tennessee 37205.

This quitclaim is pursuant to divorce proceedings whereby Husband is divesting himself of any marital or inchoate rights he may have to this property.

Witness my hand this 23 day of JUNE, 1995.

Kieran Kane

Kieran Kane

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

ACKNOWLEDGMENTS

STATE OF Tennessee)
COUNTY OF Davidson)

Personally appeared before me, Rosemary McGill, a Notary Public in and for said County and State, KIERAN KANE, 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 23rd day of June, 1995.

Rosemary McGill
Notary Public

NOTARY PUBLIC AT LARGE SUMNER COUNTY

My commission expires: 2-9-98.

AFFIDAVIT

STATE OF TENNESSEE)
COUNTY OF Davidson

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

Kieran Kane
Kieran Kane

Subscribed and sworn to before me this 23rd day of June, 1995.

Rosemary K. McGill
Notary Public

My commission expires: 2-9-98.

NOTARY PUBLIC AT LARGE SUMNER COUNTY

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