PICK-UP

Davidson County DEEDQC
Recvd: 03/04/02 15:32 3pgs
Fees:17.00 Taxes:0.00
20020304-0027031

THIS INSTRUMENT PREPARED BY:
MATTHEW MAYO, Attorney
213 Third Avenue, North
Nashville, Tennessee 37201

ADDRESS NEW OWNER:	**SEND TAX BILLS TO:**	**MAP-PARCEL NO:**
ROGER C. WASHBURN 3218 Jonesboro Drive Nashville, Tennessee 37214	National Mortgage Company 4041 Knight Arnold Road Memphis, TN 37118	96-15 Parcel 88

QUITCLAIM DEED

For no monetary consideration and pursuant to the terms and conditions of a Marital Dissolution Agreement incorporated into a final decree of absolute divorce rendered by the **Fourth Circuit Court** of Davidson County, Tennessee, bearing Docket No. **01D-2611**, and styled **Roger Charles Washburn v. Debra Ann Washburn**, I, **Debra Ann Washburn**, an unmarried person, do hereby quitclaim and convey unto **Roger Charles Washburn**, his heirs and assigns, all of my right, title and interest in and to certain real property in Davidson County, Tennessee, and more particularly described as follows:

TRACT I

LAND in Davidson County, Tennessee, being Lot. No. 79 on the Plan of hickory Bend Subdivision, Section 3, as of record in Book 3600, page 42, Register's Office for Davidson County, Tennessee.

Said Lot No. 79 fronts 90.73 feet on the easterly margin of Jonesboro Drive and runs back between lines 162 feet on the northerly side and 74.8 feet on the southerly side to a line in the rear measuring 123.1 feet thereon.

TRACT II

Land in the Third Civil District of Davidson County, Tennessee, being part of the Robert Watne Jones property, described accordingly toa survey by John D. McCormick, dated July 10, 1986, as follows:

Beginning at an iron pin located at the southeastern corner of Lot No. 79, Hickory Bend Subdivision, Section 3, the dame being the northeast corner of Lot No. 78; thence north 56 degrees 11 minutes 48 seconds East, 44.93 feet to an iron pin; thence Northe 32 degrees 43 minutes 54 seconds East, 59.37 feet to an iron pin; thence North31 degrees 11 minutes 31 seconds West, 46.07 feet to a concrete monument, the northeast corner of Lot No.

South 21 degrees 44 minutes West, 123.10 feet with the rear line of Lot No. 79 to the point of beginning and containing .06 acres or more or less.

BEING the same property conveyed to Roger C. Washburn and Debra A. Washburn, by deed from the Metropolitan Nashville Airport, of record in Book 8971, Page 300, Register's Office for Davidson County, Tennessee

And now I, **Debra Ann Washburn**, do hereby quitclaim and convey unto **Roger Charles Washburn**, his heirs and assigns, any and all interest which I may have in the property hereinabove described, and to which reference is hereby made, and said property interest is conveyed subject to the same limitations, restrictions and encumbrances as may effect the premises.

In Witness whereof, I have set my name this 29 day of Jan., 02 2002.

Debra A Washburn
DEBRA ANN WASHBURN

STATE OF MINNESOTA]

COUNTY OF _____]

Personally appeared before me, the undersigned, a Notary Public in and for the aforesaid State and County, the within named **Debra Ann Washburn**, the bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Hill City, Minnesota, on this the 29th day of January, 2002.

Lori Ann Hilton
NOTARY PUBLIC

My Commission Expires: 2005

LORI ANN HILTON
NOTARY PUBLIC - MINNESOTA
AITKIN COUNTY
My Commission Expires Jan.31,2005

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

Debra A Washburn
Affiant

Subscribed and sworn to before me this 21st day of Jan., 2002.

Lori Ann Hilton
NOTARY PUBLIC

My Commission Expires: 2005

LORI ANN HILTON
NOTARY PUBLIC - MINNESOTA
AITKIN COUNTY
My Commission Expires Jan.31,2005