18A
MS.

Davidson County DEEDQC
Recvd: 01/08/03 16:06 3pgs
Fees:22.00 Taxes:0.00
20030108-0003784

THIS INSTRUMENT PREPARED BY:
BASS, BERRY & SIMS PLC (MDS)
315 Deaderick Street, Suite 2700
Nashville, Tennessee 37238-0002

QUITCLAIM DEED
TO CREATE TENANCY IN COMMON

:Address New Owner(s) :As Follows:	: Send Tax : Bills To:	: Map Parcel : Numbers	:
:Tony C. Wirth	:	:	:
:Dana C. Wirth	: Same	: Parcel ID	:
:7965 Boone Trace	:	: # 126150A12000CO	:
:Nashville, TN 37221	:	:	:

FOR AND IN CONSIDERATION of One Dollar ($1.00), cash in hand paid, the receipt of which is hereby acknowledged and in order to create a tenancy in common, we, TONY C. WIRTH and DANA C. WIRTH, by these presents do hereby quitclaim and convey unto MICHAEL D. SONTAG, his heirs and assigns, all our right, title and interest in and to the property described on Exhibit A hereto.

AND MICHAEL D. SONTAG in order to create a tenancy-in-common does hereby quitclaim and convey unto TONY C. WIRTH and DANA C. WIRTH, as equal tenants-in-common, their heirs and assigns, all his right, title and interest in and to said property.

The description on Exhibit A hereto is the same as that contained in the prior deed.

Said property is conveyed subject to such limitations, restrictions and encumbrances as may affect the premises. This is improved property known as 7965 Boone Trace, Nashville, Tennessee 37221.

IN WITNESS WHEREOF, the undersigned have executed this instrument on this 31 day of December, 2002.

Tony C. Wirth
TONY C. WIRTH

Dana Wirth
DANA C. WIRTH

MICHAEL D. SONTAG

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for the State and County aforesaid TONY C. WIRTH and DANA C. WIRTH, the within named bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 31 day of December, 2002.

My Commission Expires:
MY COMMISSION EXPIRES SEPTEMBER 30, 2006

Notary Public

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for the State and County aforesaid, Michael D. Sontag, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 31 day of December, 2002.

My Commission Expires:
7/26/03

LORI D. COX NOTARY PUBLIC AT LARGE DAVIDSON CO., TENNESSEE

Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON)

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

Affiant

Subscribed and sworn to before me
this 31 day of December, 2002.

Notary Public

My Commission Expires:
MY COMMISSION EXPIRES SEPTEMBER 30, 2006

EXHIBIT A

Being Lot No. 259 on the Plan of Phase One Boone Trace at Biltmore of record in Plat Book 7500, page 667, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete legal description.

Being part of the same property conveyed to Tony C. Wirth by Warranty Deed from NVR Fox Ridge, Inc. of record in Book 11014, page 523, Register's Office for Davidson County, Tennessee.