18A
mds

THIS INSTRUMENT PREPARED BY:
BASS, BERRY & SIMS PLC (MDS)
315 Deaderick Street, Suite 2700
Nashville, Tennessee 37238-3001
Doc. 2339247 12/02/02 gh

QUITCLAIM DEED
TO CREATE TENANTS-IN-COMMON

Address New Owner(s) As Follows:	Send Tax Bills to:	Map Parcel Numbers:
James F. Osteen, Sr. Justine J. Osteen 918 General George Patton Road Nashville, Tennessee 37211	Same	Map/Parcel: 142-09-0-C-918.00

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, JAMES F. OSTEEN, SR. AND JUSTINE J. OSTEEN, 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 JAMES F. OSTEEN, SR. AND WIFE, JUSTINE J. OSTEEN, 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 918 General George Patton Road, Nashville, Tennessee.

Davidson County DEEDQC
Recvd: 01/29/03 10:12 4pgs
Fees:27.00 Taxes:0.00
20030129-0012016

IN WITNESS WHEREOF, the undersigned have executed this instrument on this 30th day of December, 2002.

James F. Osteen, Sr.

James F. Osteen, Sr.

Justine J. Osteen

Justine J. Osteen

Michael D. Sontag

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, James F. Osteen, Sr. and Justine J. Osteen, 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 and official seal at Nashville, Tennessee, this 30th day of December, 2002.

Deanna J. Trietsch

Notary Public

My Commission Expires:
7/30/05

NOTARY AT LARGE

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 and official seal at Nashville, Tennessee, this 30th day of December, 2002.

Deanna J. Trietsch

Notary Public

My Commission Expires:
7/30/05

NOTARY AT LARGE

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

The actual consideration for this transfer is $0.

Affiant

Subscribed and sworn to before me
this 30th day of December, 2002.

Notary Public

My Commission Expires:
7/30/05

EXHIBIT A

A certain condominium apartment in Davison County, State of Tennessee, described as follows: To-wit:

Unit No. 918, together with the Carport designated No. 918-C in River Plantation, Section Five, Phase One, Lot Two, a Condominium, a Horizontal Property Regime, located on General George Patton Road, Nashville, Davidson County, Tennessee, as shown on the plat of River Plantation, Section Five, Phase One, Lot Two, Condominium Apartments, recorded in Book 5200, page 257, Register's Office for Davidson County, Tennessee, and described in a Master Deed recorded in Book 5410, page 248, Register's Office for Davidson County, Tennessee, to which reference is hereby made. The easements, restrictive covenants, conditions and regulations imposed upon and relating to the apartments, property, co-owners and tenants of River Plantation, Section Five, Phase One, Lot Two, Condominium Apartments, contained in the Master Deed and the By-Laws appended thereto, recorded in Book 5410, page 248, Register's Office for Davidson County, Tennessee, are incorporated in this deed by reference and made a part hereto the same as though copied herein.

Being the same property conveyed to James F. Osteen, Sr. and Justine J. Osteen, by deed of record in Book 5752, page 432, Register's Office of Davidson County, Tennessee.