Davidson County DEEDQC
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Fees:17.00 Taxes:0.00
20030625-0087335

QUITCLAIM DEED

FROM: KAREN ELIZABETH ROSENTHAL

TO: PHILIP ROSENTHAL, M.D.

This instrument was Prepared by:
James G. Martin, III
Stites & Harbison PLLC
Eighteenth Floor
SunTrust Center
Nashville, Tennessee 37219

Address of New Owner:	Send Tax Bills To:	Map-Parcel Numbers:
Philip Rosenthal, M.D. 5415 Stanford Drive Nashville, TN 37219	(SAME)	131-13 43

AFFIDAVIT

STATE OF TENNESSEE)

COUNTY OF Williamson

The undersigned, after being first duly sworn according to law, does make oath and affirm that this Quitclaim Deed was executed and delivered in accordance with the terms of a Divorce Decree in that certain case styled Philip Rosenthal, M.D, vs. Karen Elizabeth Rosenthal, Civil Action No. 01D-2458, Circuit Court for Davidson County, Tennessee, at Nashville, and that there was no other consideration given for the transfer.

Affiant

GRANT B. STOCKTON
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY TENNESSEE
My Commission Expires Sept. 25, 2004

Sworn to and subscribed before me, this the 16 day of June, 2003.

Notary Public

My Commission Expires:_____

This is a transaction exempt from tax pursuant to T.C.A. Sec. 67-4-409(E) and is executed in accordance with the terms and conditions of a Final Decree of Absolute Divorce in that certain case styled Philip Rosenthal, M.D, vs. Karen Elizabeth Rosenthal, Civil Action No. 01D-2458, Circuit Court for Davidson County, Tennessee, at Nashville. Accordingly, Karen Elizabeth Rosenthal does hereby quitclaim to said Philip Rosenthal, his heirs, successors, and assigns, all of her right, title and interest in and to that certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 54-A, previously known as part of Lot 54, on the Revised Plan of the resubdivsion of lot 54 and part of Lot 53 of Westwood

of record in Plat Book 4715, page 118, said Register's Office, and further described as follows:

Beginning at the common corner of Lots 39 and 40, thence, with the line between Lots 40 and 54, in the northerly direction 100 feet to the common corner of Lots 40, 41, and 54; thence, northwesterly with Lots 41 and 54, 123 feet to the common corner of Lots 41, 42, and 54, and continuing in a northwesterly direction with the common line of Lots 42 and 54, 130 feet to a point, said point being common to Lots 42, 43, 54, and 55; thence with the common line between Lots 55 and 54 in a southwesterly direction, 222 feet to a point; thence continuing between said lots in a southwesterly direction 285 feet to a point; thence, leaving same to right angles in a southeasterly direction 87 feet, more or less, to a point; thence, northeasterly 154 feet, more or less, to a point; thence northeasterly 252 feet, more or less, to the point of beginning.

Tract II

Included in this as Tract II is a 30 feet right of ingress and egress as set out in Deed Book 1019, page 84, and Book 2016, page 364, said Register's Office. Said 30 foot wide strip of land is located between Lot 54-A, on the Plan of the re-subdivision of lot 54 and part of Lot 53 of Westwood, a plat of which is of record in Book 4715, page 118 in the Register's Office of Davidson County, Tennessee and Stanford Drive, said easement severs Lot 54-B, the property of Frank Nebbit etux, of record in Deed Book 6638, page 167 in said Register's Office, the remainder of Lot 53 and Lot 32 on the Plan of Stanford and Criswells Revised Plan of Westwood, of record in Book 974, page 14, in said Register's Office, and more particularly described as follows:

Beginning in the common boundary line between said Lots 54-A and 54-B, being southwesterly 193 feet more or less along said boundary line from the western most common corner of Lots 39 and 40 on said Revised Plan of Westwood; thence, with the centerline of an existing access drive and extending 15 feet to each side of said centerline as follows: southerly with a curve concave to the east and having a radius of 610.00 feet, an arc distance of 197.91 feet through a central angel of 18° 35' 22" to the beginning of a curve concave to the east and having a radius of 400.00 feet; thence, with said curve, southerly an arc distance of 222.45 feet through a central angel of 31° 51' 50" to the point of tangency; thence, South 21° 31' 54" East 21.76 feet to the beginning of a curve concave to the west and having a radius of 90.00 feet; thence, with said curve, southerly an arc distance of 93.83 feet through a central angel of 59° 43' 57" to the point of tangency; thence, South 38° 12' 03" West 53.31 feet to the beginning of a curve concave to the northwest and having a radius of 300.00 feet; thence, with said curve, southwesterly an arc distance of 114.44 feet through a central angel of 21° 51' 25" to the point of tangency; thence, South 60° 03' 28" West 136.42 feet to the beginning of a curve concave to the east and having a radius of 75.00 feet; thence, with said curve, southerly an arc distance of 137.00 feet through a central angel of 105° 11' 29" to the point of tangency; thence, South 45° 08' 02" East 421.06 feet to the westerly margin of Stanford Drive.

Being the same property conveyed to Philip and Karen E. Rosenthal, by deed from William P. Sutherland, of record in Book 9346, page 588 , Register's Office of Davidson County, Tennessee.

Witness my hand this 6th day of June, 2003.

Karen Elizabeth Rosenthal
KAREN ELIZABETH ROSENTHAL

STATE OF Tennessee)
COUNTY OF Davidson)

Personally appeared before me, Marlene Eskind Moses, a Notary Public of said County and State, KAREN ELIZABETH ROSENTHAL, 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 6th day of June, 2003.

Marlene Eskind Moses
Notary Public

My Commission Expires: May 30, 2004