Davidson County DEEDQC
Recvd: 07/28/04 15:52 4pgs
Fees:27.00 Taxes:0.00

20040728-0090630

THIS INSTRUMENT PREPARED BY:
BASS, BERRY & SIMS PLC (MDS)
315 Deaderick Street, Suite 2700
Nashville, Tennessee 37238-3001
Doc. 2357916 11/13/03 gh

QUITCLAIM DEED

Address New Owner(s) As Follows:	Send Tax Bills to:	Map Parcel Numbers:
Dan M. Frankum Meredith Frankum 804 Westview Avenue Nashville, TN 37205	Same	Map/Parcel: 130-07-0-031.00

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, DAN M. FRANKUM and MEREDITH FRANKUM, 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 DAN M. FRANKUM and wife, MEREDITH FRANKUM, 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 804 Westview Avenue, Nashville, Tennessee.

IN WITNESS WHEREOF, the undersigned have executed this instrument on this 22 day of July, 2004.

DAN M. FRANKUM

MEREDITH FRANKUM

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, DAN M. FRANKUM and MEREDITH FRANKUM, 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 22nd day of July, 2004.

Notary Public

My Commission Expires:
9/24/2005

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 22nd day of July, 2004.

Notary Public

My Commission Expires:
9/24/2005

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

The actual consideration for this transfer is $0.

Affiant

Subscribed and sworn to before me
this 22nd day of July, 2004.

Notary Public

My Commission Expires:
9/24/2005

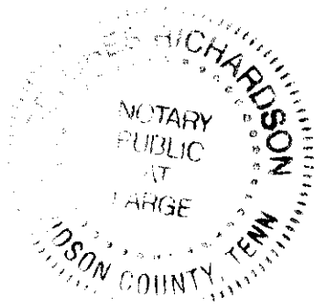


EXHIBIT A

A certain tract or parcel of land in Davidson County, Tennessee, described as follows, to wit:

Being Lots 11 and 12 on the Map of Bransford Realty Company's Subdivision of Lots 57, 58, 60, 61, 63 and 65 in the new Golf Club Addition as of record in Book 421, page 149, Register's Office for said County.

Said Lots 11 and 12 adjoin and front together 100 feet on the easterly side of West View, formerly Highland Avenue and run back on the north line of Lot No. 11, 264 feet and on the south line of Lot 12, 261.6 feet to a dead line.

Being the same property conveyed to Dan M. Frankum and Meredith Frankum, by deed of record in Instrument No. 20021105-0135612, Register's Office of Davidson County, Tennessee.