This Instrument Prepared By:
BOTTORFF, KAVIN & COOK, PLC
155 Franklin Road, Suite 120
Brentwood, Tennessee 37027

PREPARED FROM INFORMATION
SUPPLIED BY THE PARTIES

QUITCLAIM DEED

Address of New Owner:	**Send Tax Bills To:**	**Map and Parcel No.**
M/M Edward J. Pontier 2503 Carter Avenue Nashville, TN 37206	Mortgagee	083-04-160 15 DA 38101

FOR AND IN CONSIDERATION of One Dollar ($1.00), cash in hand paid, receipt of which is hereby acknowledged and other good and valuable consideration, **PATRICIA A. DeMARK, widow of FRANK A. DeMARK** ("Grantor"), this day has bargained and sold, and hereby quitclaims, conveys and transfers unto **EDWARD J. PONTIER and wife, ANGELA PONTIER** ("Grantees") their heirs, successors and assigns, any right, title and interest the Grantor may have in a certain tract or parcel of land in Davidson County as heir of Frank A. DeMark, deceased. The decedent was a step-son of Frank J. Tucciarone, deceased, and was named in the Last Will and Testament of Frank J. Tucciarone, a copy of which is of record in Book 8775, page 299 Register's Office for Davidson County, Tennessee. The real property is described as follows:

> Land in Davidson County, Tennessee, being Lot No. 40 on the plan of Rosebank Park, of record in Book 1835, page 26, Register's Office for said County.
>
> Said Lot No. 40 fronts 95 feet on the northerly margin of Carter Street and extends back 112 feet on the westerly line and 142.3 feet on the easterly line to a dead line in the rear, measuring 99.8 feet thereon.
>
> Being the same property conveyed to Edward J. Pontier and spouse, Angela Pontier, and Frank J. Tucciarone, unmarried by Warranty Deed from Robert L. Wynne and spouse, Kathleen K. Wynne of record in Book 8126, page 269, said Register's Office, the said Frank J. Tucciarone having died on December 19, 1990.

THIS IS IMPROVED PROPERTY COMMONLY KNOWN AS 2503 CARTER AVENUE, NASHVILLE, TENNESSEE 37206.

IN WITNESS WHEREOF, the Grantor hereby affixes her signature on this the 23rd day of February, 2004.

Patricia A. DeMark
PATRICIA A. DeMARK

Davidson County DEEDQC
Recvd: 01/04/05 16:04 2 pgs
Fees:12.00 Taxes:0.00
20050104-0001465

STATE OF Pennsylvania
COUNTY OF Westmoreland

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, the within named **Patricia A. DeMark,** with whom I am personally acquainted, and who acknowledged, upon oath, that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 23 day of FEBRUARY, 2004.

Linda F. Lauffer
Notary Public

My Commission Expires: 6-24-04

NOTARIAL SEAL
Linda I. Lauffer, Notary Public
City of Murrysville, County of Westmoreland
My Commission Expires Jun. 24, 2004

NOTARY PUBLIC COMMONWEALTH OF PENNSYLVANIA

STATE OF TENNESSEE
COUNTY OF Williamson

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

Angela Jo Hare
Affiant

Sworn to and subscribed to before me,
this the 30th day of December 2004.

R. Francene Kavin
Notary Public
My Commission Expires: 11/19/08

R. FRANCENE KAVIN
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY, TENN.