3rd pages W.S.

Davidson County DEEDQC
Recvd: 01/12/05 15:06 4 pgs
Fees:22.00 Taxes:0.00
20050112-0004650

THIS INSTRUMENT PREPARED BY:
BASS, BERRY & SIMS PLC (MDS)
315 Deaderick Street, Suite 2700
Nashville, Tennessee 37238-3001
Doc. 2516566 10/18/04 gh

QUITCLAIM DEED

Address New Owner(s) As Follows:	Send Tax Bills to:	Map Parcel Numbers:
Laurence DeFrance Christine A. DeFrance 2320 Golf Club Lane Nashville, Tennessee 37205	Same	Map: 117-06-0 Parcel: 7

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, LAURENCE DEFRANCE and CHRISTINE A. DEFRANCE, 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 LAURENCE DEFRANCE and wife, CHRISTINE A. DEFRANCE, 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 2320 Golf Club Lane, Nashville, Tennessee 37205.

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

Laurence DeFrance
LAURENCE DEFRANCE

Christine A. DeFrance
CHRISTINE A. DEFRANCE

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, LAURENCE DEFRANCE and CHRISTINE A. DEFRANCE, 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 2nd day of December, 2004.

Notary Public

My Commission Expires:
7/30/05

DEANNA J. TRIETSCH NOTARY AT LARGE EXP. JULY 30, 2005 DAVIDSON CO., TENNESSEE

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 December, 2004.

Notary Public

My Commission Expires:
7/30/05

DEANNA J. TRIETSCH NOTARY AT LARGE EXP. JULY 30, 2005 DAVIDSON CO., TENNESSEE

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

The actual consideration for this transfer is $0.

Christine A. LeFrance
Affiant

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

Deanna J. Trietsch
Notary Public

My Commission Expires:
7/30/05

DEANNA J. TRIETSCH
NOTARY
AT
LARGE
EXP. JULY 30, 2005
DAVIDSON CO., TENNESSEE

EXHIBIT A

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

Land in the 7th, formerly the 11th, Civil District of Davidson County, Tennessee, near the City of Nashville. Being part of Lot No. 1 on the plan of Farm Lands of Samuel Watkins, deceased, of record in Book 57, page 16, Register's Office for said County, being Lot No. 3 on an unrecorded plan made by W. B. Southgate, Surveyor, September, 1926, described as follows:

Beginning on the northerly margin of Golf Club Road, at a point 340 feet west of the westerly margin of Wortham, formerly Medland, Avenue, which Avenue adjoins and is immediately west of the land conveyed to C. F. Anderson by deed from E. L. Hampton and wife, of record in Book 716, page 259, said Register's Office; thence with the northerly margin of Golf Club Road, North 86° 36' West 170 feet to the corner of Lot Nos. 3 and 4; thence with the line between said two lots, North 3-1/2° East 300 feet, thence South 86° 30' East 170 feet to the corner of Lot Nos. 2 and 3; thence with the line between said two lots, South 3-1/2° West 300 feet to the beginning.

Being the same property conveyed to Laurence DeFrance and Christine A. DeFrance, by deed of record in Deed Book 5699, page 944, Register's Office of Davidson County, Tennessee.