THIS INSTRUMENT WAS PREPARED BY:
KARLA C. HEWITT, ESQ
555 MARRIOTT DRIVE, SUITE 200
NASHVILLE, TENNESSEE 37214
FROM INFORMATION FURNISHED BY THE PARTIES

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer is *None*.

Paul Hrabosky

Paul Hrabosky

Subscribed and sworn to before me on this 20th day of September, 2006.

NOTARY PUBLIC
My commission expires: 1-27-07

Davidson County DEEDQC
Recvd: 12/21/06 11:48 2 pg
Fees:12.00 Taxes:0.00
20061221-0157378

Address New Owner as Follows:
Paul Hrabosky
407 Rosebank Avenue
Nashville, TN 37206

Send Tax Bills to:
same

Map-Parcel
Map 83-7
Parcel 276

QUITCLAIM DEED

WHEREAS, Paul Hrabosky, ("Grantee") and Grace-Marie Hrabosky ("Grantor") were married as husband and wife and subsequently divorced; and

WHEREAS, pursuant to the Divorce Decree entered by the Court in *Paul Hrabosky v. Grace-Marie Hrabosky*, Fourth Circuit Court for the State of Tennessee, Davidson County, Case No.05D-1779, Grantor and Grantee were divorced and all marital bonds between them were severed; and

WHEREAS, said Divorce Decree is now final and the time for appealing said Decree has passed; and

WHEREAS, in said Divorce Decree, the Final Decree of Divorce awards to the Husband/Grantee all right, title and interest in and to the tract of land hereinbelow.

NOW, THEREFORE, for and in consideration of the sum of One and No/100 ($1.00) Dollar, cash in hand paid, and pursuant to the terms of said Final Decree of Divorce, Grace-Marie Hrabosky, the Grantor, does hereby convey, remise, release and forever quitclaim unto Paul Hrabosky, the Grantee, his heirs and assigns, all of her right, title and interest in and to a certain tract of land in Davidson County, Tennessee described as follows:

> Land in Davidson County, Tennessee, being Lot No. 9 and the west 16 feet front and 18.8 feet rear of Lot No. 10 on the Map of Roselawn, as of record in book 2133, page 1, Register's Office for Davidson County, Tennessee, and described as follows:

Beginning at a point in the south margin of Rosebank Avenue 16 feet east of the common corner of Lots Nos. 9 and 10; thence with the margin of said Avenue, westerly 112 feet to a point at the beginning of a curve; thence around said curve southwesterly 39.3 feet to a point in the easterly margin of Beechmont Place; thence along the margin of the same, around a slight curve, southerly 115.8 feet to the corner of Lot No. 13; thence with the line between Lots Nos. 9 and 13, northeasterly 105.8 feet to the corner of Lot No. 10; thence with the line between Lots Nos. 10 and 13, southeasterly 18.8 feet to a point, being the southwesterly corner of the property conveyed to Robert H. Anderson and wife by deed from Barry-Crockrill Company, of record in Book 2144, page 215; said Register's Office; thence along Anderson's west line, northerly 102.7 feet to the point of beginning.

Being the same property conveyed to PAUL R. HRABOSKY and GRACE MARIE HRABOSKY, HUSBAND AND WIFE, by deed from WANDA M. BURNETTE, A MARRIED PERSON, of record in Book 10523, page 197, Register's Office for DAVIDSON County, Tennessee.

This instrument and the interest hereby released and quitclaimed are subject to such limitations, restriction, and encumbrances as may affect the premises.

THIS INSTRUMENT WAS PREPARED FROM INFORMATION SUPPLIED BY THE PARTIES. NO TITLE EXAMINATION OR SETTLEMENT HAS BEEN PERFORMED AND KARLA C. HEWITT, ATTORNEY, SHALL NOT BE RESPONSIBLE FOR ANY MATTER THAT COULD HAVE BEEN RESOLVED BY A TITLE EXAMINATION OR SETTLEMENT.

IN WITNESS WHEREOF, I have hereunto set my hand on this 20th day of September, 2006.

Grace-Marie Hrabosky

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Grace-Marie Hrabosky, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 20th day of September 2006.

NOTARY PUBLIC
My commission expires: 1-27-07.