BOOK 5020 PAGE 1 750251-7

Form No. WD-6

This Form furnished by Attorneys Title Company, Inc.

**FROM**

Vernon Eugene Hardaway and

Ruby J. Hardaway

**TO**

Robert W. Thurman, Jr.

**AND**

**FROM**

Robert W. Thurman, Jr.

**TO** Vernon Eugene Hardaway and wife, Ruby J. Hardaway

FIDELITY FEDERAL SAVINGS AND LOAN ASSOCIATION OF NASHVILLE

## QUITCLAIM DEED

| ADDRESS NEW OWNER (S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Vernon Eugene Hardaway (NAME) | Fidelity Federal Savings & Loan Assoc (NAME) | |
| Rt. 3, Bull Run Road (STREET ADDRESS OR ROUTE NUMBER) | 401 Union Street (STREET ADDRESS) | 46 |
| Ashland City, TN 37015 (CITY) (STATE) (P. O. ZIP) | Nashville, Tennessee 37219 (CITY) (STATE) (ZIP) | 58 Part |

THIS INSTRUMENT WAS PREPARED BY

This Instrument Was Prepared By
DENNEY, LACKEY & CHERNAU
218 Third Avenue North
Nashville, Tennessee 37201

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS

$ 0

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 22 DAY OF April 1976.

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

APR 28 MISC D* 4.00 * 4.00

FOR AND IN CONSIDERATION of love and affection (and no monetary consideration) and for the express purpose of making a re-conveyance to create a tenancy by the entirety

We, Vernon Eugene Hardaway and Ruby J. Hardaway

by these presents do hereby quitclaim and convey unto Robert W. Thurman, Jr., Trustee, his successors and assigns, the following described tract or parcel of land, to wit:

Land in the 13th, formerly the 25th Civil District of Davidson County, Tennessee, being a part of Lot No. 2 on the Plan of the Lands of Elias Simpkins, deceased, as of record in Plan Book 2, page 64, Chancery Court at Nashville, and described according to a survey made by John Kohl, dated March 25, 1976, as follows:

Beginning at a point on the southerly side of Bull Run Road being the westerly line of the property owned by Oscar Akin of record in Book 3186, page 95, said Register's Office; thence South 20° 30' East 177.77 feet to a point in the center of Bull Run Creek; thence South 51° 20' West 228.0 feet to a point; thence South 65° West 391. 4 feet to a point; thence leaving said Bull Run Creek North 20° West 154.90 feet to a point on the southerly margin of Bull Run Road; thence with said margin North 58° East 614.15 feet to the point of beginning.

Being the same property conveyed to Vernon Eugene Hardaway and wife, Ruby J. Hardaway by deed from Kenneth R. McCroskey and wife, Mattie J. McCroskey of record in Book 4386, page 201, said Register's Office, the said Vernon Eugene Hardaway and wife, Ruby J. Hardaway having since divorced the property was vested in them as tenants in common subject to the agreement of Vernon Eugene Hardaway to convey his interest in the property to Ruby J. Hardaway as set forth in the divorce decree entered in Minute Book 97A, page 364, Circuit Court Clerks Office for Davidson County, Tennessee. The said Vernon Eugene Hardaway and wife, Ruby J. Hardaway having since remarried the property is now vested as above subject to the marital rights of each in the interest held by the other.

This is unimproved ( ) improved (X) property, known as Rt. #3, Bull Run Road (House Number) (Street) Ashland City, Tennessee 37015 P. O. Address: (City or Town) (Postal Zone)

**Said property is conveyed subject to such limitations, restrictions, and encumbrances as may affect the premises.**

*This is to certify that Vernon Eugene Hardaway and Vernon E. Hardaway are one and the same person. And that Ruby J. Hardaway and Ruby Hardaway are one and the same person.*

And now, I, the said Robert W. Thurman, Jr., Trustee, for the express purpose of carrying out the intent of this conveyance, as above set out, do hereby quitclaim and convey unto Vernon E. Hardaway and wife, Ruby Hardaway

their heirs and assigns, the same property hereinabove described and set forth, to which reference is here made, and said property is conveyed subject to the same limitations, restrictions and encumbrances as may affect the premises, as above set forth.

IN WITNESS WHEREOF we have hereunto set our hands on this the 22nd day of April, 19 76

× Vernon E. Hardaway

× Ruby Hardaway

Robert W. Thurman, Jr. Trustee.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Mary Ann Thompson, a Notary Public in and for said County and State, the within named, Vernon E. Hardaway and wife, Ruby Hardaway, the Bargainors, with whom I am personally acquainted, 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 April, 19 76

Mary Ann Thompson
Notary Public.

My commission expires: My Commission Expires MAR. 25, 1980

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Mary Ann Thompson, a Notary Public in and for said County and State, the within named, Robert W. Thurman, Jr., Trustee, the bargainor, with whom I am personally acquainted, and who acknowledged that he, as Trustee, executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 22 day of April, 19 76

Mary Ann Thompson
Notary Public.

My commission expires: My Commission Expires MAR. 25, 1980

D 46807

IDENTIF. REFERENCE

APR 28 3 03 PM '76

FELIX A. ... REGISTER
DAVIDSON COUNTY, TENN.