OFFICIAL RECEIPT

THIS INSTRUMENT PREPARED BY:
Charles B. Reasor, Jr.
3305 West End Avenue
Nashville, TN 37203

BOOK 6218 PAGE 730

QUITCLAIM DEED

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP/PARCEL:
Mallarie F. Miller	Same	Map 84-8
3029 Windemere Circle		Parcel 112
Nashville, TN 37214		FB# 3DZ 69165

FOR NO MONETARY CONSIDERATION, but in order to fulfill the testamentary intent of GUY E. FREEMAN, I, Guy T. Freeman, Executor for the Estate of Guy E. Freeman, by these presents do hereby convey and forever quitclaim to MALLARIE F. MILLER, her heirs, personal representatives, and assigns, all of my Testator's right, title, and interest in and to a certain tract of real estate in Davidson County, Tennessee, more particularly described in Exhibit "A," which is attached hereto and incorporated herein by reference (the "Property").

This is improved property known as 3029 Windemere Circle, Nashville, Tennessee 37214.

This Property is conveyed subject to all such limitations, restrictions, and encumbrances as may affect the same, whether of record or not, including, but not limited to, those matters listed in Exhibit "B," which is attached hereto and incorporated herein by reference.

IN WITNESS WHEREOF, Guy T. Freeman, Executor for the Estate of Guy E. Freeman, has caused this Quitclaim Deed to be executed on this the 20th day of JANUARY, 1984.

Guy T. Freeman Executor
GUY T. FREEMAN, Executor for
the Estate of GUY E. FREEMAN

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $0.00.

Guy T. Freeman, Executor
Affiant

Subscribed and sworn to before me this 20th day of JANUARY, 1984.

Notary Public

My Commission Expires:
7-27-86

STATE OF TENNESSEE
COUNTY OF DAVIDSON

PERSONALLY APPEARED BEFORE ME, CHARLES B. REASOR, JR., a Notary Public in and for said County and State, the within named Guy T. Freeman, Executor for the Estate of Guy E. Freeman, the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS MY HAND AND OFFICIAL SEAL at Nashville, Tennessee, this 20th day of JANUARY, 1984.

NOTARY PUBLIC

MY COMMISSION EXPIRES:
7-27-86

01/23 6.00- CHECK

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EXHIBIT "A"

LEGAL DESCRIPTION

BEING land in Davidson County, Tennessee, being Lot No. 136 on the Plan of Lincoya Hills, Section 2, as of record in Book 2330, Page 35, Register's Office for said County.

SAID Lot No. 136 fronts 119.8 feet on the northwesterly side of Windemere Circle and extends back 133.2 feet on the southwesterly line and 208 feet on the northeasterly line to an irregular line in the rear on which it measures 103.7 feet.

BEING the same property conveyed to Guy E. Freeman, and wife, Charlotte M. Freeman, by Deed from Dewey W. Pedigo, as of record in Book 3184, Page 383, Register's Office for Davidson County, Tennessee. The said Charlotte M. Freeman predeceased her husband thereby vesting title to the above-described property in him as the surviving tenant by the entireties.

EXHIBIT "B"

TITLE EXCEPTIONS

1. Metropolitan Nashville and Davidson County, Tennessee, real property taxes for 1983 and 1984;

2. Easement for sanitary sewers and/or storm drainage as of record in Book 4896, Page 91, Register's Office for Davidson County, Tennessee;

3. Restrictions in Book 2435, Page 99, filed for record June 2, 1955, as amended in Book 2446, Page 547, filed for record August 23, 1955;

4. Anchor easement (2-1/2 x 20 ft.), the centerline of which is the common line between Lots 136 and 137 of Lincoya Hills, Section V, conveyed by an instrument of record in Book 2442, Page 529, Register's Office for Davidson County, Tennessee; and

5. A Plan of Record in Book 2330, Page 35, shows an Owner's Certificate, a 40-ft. setback line from Windemere Circle, and a 10-ft. easement for public utilities across the rear line of said Lot 136.

H 9 9 0 9 5.
IDENTIF. REFERENCE
JAN 23 8 52 AM '84
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN