THIS INSTRUMENT WAS PREPARED BY: C. EDWARD COOMER, ATTORNEY AT LAW
4015 Travis Drive, Nashville, TN 37211

New Owner:	Tax Bills:	Map & Parcel Nos.
James Michael Flowers, et ux. 5149 Old Hickory Blvd. Nashville, TN 37218	Same	58 11-55

BOOK 6450 PAGE 731

QUITCLAIM DEED

FOR AND IN consideration of great mutual love and affection and for no monetary consideration whatsoever, we, Harold Cornelius Glaus and wife, Linda Gail Glaus, the Grantors, have this day sold, transferred, conveyed and quitclaimed unto James Michael Flowers and wife, Debra Jean Flowers, the Grantees, their heirs and assigns, all of our right, title and interest in and to certain real property situated in the Second Civil District of Davidson County, Tennessee, and described according to an unrecorded survey by William M. Keel, Surveyor (license No. 990) dated October 18, 1984, as follows:

> BEGINNING at an iron pin in the easterly margin of Eatons Creek Road, said pin being in the centerline of Old Eatons Creek Road and at the southwest corner of the property conveyed to Lula Mai Holt by deed of record in Book 2291, page 553, of the Register's Office of Davidson County, Tennessee:
> THENCE, with Old Eatons Creek Road, North 56° 30'06" East, 1161.35 feet to an iron pin at a fence corner;
> THENCE, with said fence, South 17°20'45" East, 160.16 feet to an iron pin; South 43°46'18" West, 160.71 feet to an iron pin; South 36°39' 22"East, 73.88 feet to an iron pin; South 47° 06'06" West, 142.71 feet to an iron pin; South 37°19'28"West, 79.42 feet to an iron pin; South 11°11'56" West, 86.56 feet to an iron pin; South 3°48'23" West, 154.77 feet to an iron pin;
> THENCE, leaving said fence, South 57°23'27" West, 628.41 feet to an iron pin in the easterly margin of Eatons Creek Road;
> THENCE, with the easterly margin of Eatons Creek Road, North 36°07'31"West, 191.57 feet to an iron pin;
> THENCE, continuing with the easterly margin of said road, along a curve to the right (R=691.20 feet; I=24°59'34") a distance of 301.50 feet to the point of beginning, containing 10.60 acres, more or less.
>
> Being the same property conveyed to Harold Cornelius Glaus and wife, Linda Gail Glaus by deed from Clara B. Glaus of record in Book 4671, page 725, Register's Office for Davidson County, Tennessee.
>
> The Grantees are further granted a permanent easement for maintenance over and across that portion of land owned by the Grantors measuring 15 feet in width and 628.41 feet in length and lying adjacent to and south of the southerly boundary of the herein described property and extending from Eatons Creek Road to an existing fence in the rear.

In consideration of the sum of $1.00 cash in hand paid to me, now, I, Clara B. Glaus, have joined in this instrument for the purpose of releasing and relinquishing my life estate in said property, and I do hereby release and forever relinquish my life estate in said property described by deed of record in Book 4671, page 725, Register's Office for Davidson County, Tennessee. I further transfer, convey and quitclaim unto James Michael Flowers and wife, Debra Jean Flowers, all of my right, title and interest in and to said real property.

IN WITNESS WHEREOF, we, Harold Cornelius Glaus and wife, Linda Gail Glaus and Clara B. Glaus, have executed this quitclaim deed and release of life estate by subscribing our respective signatures this 13 day of November, 1984, at Nashville, Tennessee.

17077 3

T
IDENTIF. REFERENCE

REGISTER
DAVIDSON COUNTY, TN
DEC 10 9 04 AM '84

HAROLD CORNELIUS GLAUS

LINDA GAIL GLAUS

Clara B. Glaus
CLARA B. GLAUS

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me the undersigned, a Notary Public in and for said County and State, the within named Harold Cornelius Glaus, Linda Gail Glaus and Clara B. Glaus, 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 this 13 day of November, 1984, at Nashville, Tennessee.

My Commission Expires:
My Commission Expires JAN. 19, 1985

Rob R Nichols
NOTARY PUBLIC

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is "none".

AFFIANT

Subscribed to and sworn before me this 13 day of ~~November~~ Dec., 1984, at Nashville, Tennessee.

My Commission Expires:
My Commission Expires JAN. 19, 1985

Rob R Nichols
NOTARY PUBLIC