B0438

This instrument prepared by:
Claiborne K. McLemore, III, Esq.
Trabue, Sturdivant & DeWitt
27th Floor, L & C Tower
Nashville, TN 37219

FELIX E. ROBERTSON, REGISTER
DAVIDSON COUNTY, TN
JUN 10 3 49 PM 1985

IDENTIF. REFERENCE

$11.70

QUITCLAIM DEED
OF GIFT

BOOK 6578 PAGE 290

Address New Owner(s):	Send Tax Bills To:	Map/Parcel No.
David Huggins, Trustee c/o Bill Crook Enterprises 3323 Hadley Avenue Old Hickory, Tennessee	same	53-12-200

FOR AND IN CONSIDERATION of Ten and 00/100 Dollars ($10.00) and other good and valuable consideration, the receipt of all of which is hereby acknowledged, BILL CROOK ENTERPRISES (hereinafter referred to as the "Grantor") does hereby quitclaim, transfer and convey unto DAVID HUGGINS, TRUSTEE with full power and authority to reconvey without the necessity of the joinder of any beneficiary or other person (the "Grantee"), his assigns and successors, all of its right, title and interest in an undivided 37.14% interest in the following described property in the County of Davidson, State of Tennessee, and more particularly described as follows:

Land in Davidson County, State of Tennessee, being part of Lot No. 23, on Section II, Life & Casualty Insurance Company's subdivision, as of record in Book 843, page 56, Register's Office for said County, and described as follows:

Beginning at a point in the dividing line between Lots Nos. 22 and 23, 150 feet from the margin of Old Hickory Boulevard; thence, along the dividing line between said lots, North 41° 30' East 375 feet to the corner of Lots Nos. 3 and 23; thence, along the line between said lots, North 48° 29' West 240 feet to a point; thence, South 41° 31' West 525 feet to the margin of Old Hickory Boulevard; thence, with the margin of the same, South 48° 29' East 100 feet to a point; thence leaving said Old Hickory Boulevard, North 41° 31' East 150 feet to a point; thence South 48° 29' East 140 feet to the point of beginning.

Included in the above description but excluded therefrom is the following described tract of land:

Beginning at the point of intersection of the northeast margin of Old Hickory Boulevard (State Route 45) and the southeast boundary of the Eva C. McClung property; thence along the said boundary north 44 deg. 15 min. east 5 feet more or less to a point; thence south 45 deg. 45 min. east 100 feet more or less to a point; thence south 44 deg. 15 min. west 5 feet more or less to a point in the said northeast margin; thence along the said northeast margin north 45 deg. 45 min. west 100 feet more or less to the point of beginning and containing 485 square feet.

Being the same property conveyed to the State of Tennessee by deed from Bill Crook Enterprises, a Proprietorship owned by William E. Crook and wife, Mary Jean Crook of record in Book 4994, page 404, said Register's Office.

Being part of the same property conveyed to Bill Crook Enterprises by deed from Jack Ham Construction Co., Inc. and Jack Ham,

individually, of record in Book 4904, page 691, said Register's Office.

This property is subject to:

1. 1985 property taxes, a lien but not yet due and payable.

2. Easement contained in a deed of record in Book 2699, page 527, Register's Office for Davidson County, Tennessee.

3. Right-of-way easement to South Central Bell Telephone Company of record in Book 5430, page 460, Register's Office for Davidson County, Tennessee.

This is improved property known as 3323 Old Hickory Blvd. Old Hickory, Tennessee.

Mary Jean Crook, the wife of William E. Crook, joins in the execution of this instrument for the purpose of releasing and relinquishing any and all rights she might have in the property interest conveyed hereby.

Whenever used, the singular number shall include the plural, the plural the singular and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor has executed this instrument on this 4th day of June, 1985.

BILL CROOK ENTERPRISES

By: William E. Crook
William E. Crook

Mary Jean Crook
Mary Jean Crook

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public in and for the County and State aforesaid, personally appeared William E. Crook, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the sole proprietor of Bill Crook Enterprises, the within named bargainor, and that he as such sole proprietor, executed the foregoing instrument for the purposes therein contained, by signing the name of Bill Crook Enterprises.

Witness my hand and seal, at office in Nashville, Tennessee, this 4th day of June, 1985.

NOTARY PUBLIC DAVIDSON COUNTY, TENN.

Notary Public

My Commission Expires: 1-19-88

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

BOOK 6578 PAGE 292

Before me, Koni S. Laning, a Notary Public in and for the County and State aforesaid, personally appeared Mary Jean Crook, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and seal, at office in Nashville, Tennessee, this 4th day of June, 1985.

Koni S. Laning
Notary Public

My Commission Expires:
1-19-88

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

The actual consideration for this transfer of property is $10.00 and no other monetary consideration.

Mary Jean Crook

Sworn to and subscribed before me
this 4th day of June, 1985.

Koni S. Laning
Notary Public

My Commission Expires: 1-19-88