Form No. WD-6

This Form furnished by Attorneys Title Company, Inc.

FROM BOOK 6805 PAGE 68

FROM

BENJAMIN A. GOWER, Jr. et ux

AND

Ruby B. Peal, Trustee

TO Ruby B. Peal, Trustee

TO Benjamin A. Gower, Jr. et ux

QUITCLAIM DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Benjamin A. Gower, Jr. et ux (NAME)	Same (NAME)	Map 133-02
359 Brewer Drive (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Par. 107 & 109
Nashville, TN 37211 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	Map 119-1
		Par. 133

THIS INSTRUMENT WAS PREPARED BY
Dewey W. Pedigo, Attorney
3204 Freno Lane
Nashville, Tennessee 37214

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

$ None

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 17 DAY OF March, 1986

Dewey W. Pedigo
Notary Public at Large

MY COMMISSION EXPIRES: 10-9-1986
(AFFIX SEAL)

STATE OF TENNESSEE NOTARIAL SEAL

83457

IDENTIFICATION REFERENCE

MAR 17 10 42 AM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

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

We, Benjamin A. Gower, Jr. and wife Virginia Gower

by these presents do hereby quitclaim and convey unto Ruby B. Peal, Trustee, his successors and assigns, the following described tract or parcel of land, to wit:

Land in Davidson County, Tennessee being Lots 14, 15, 16, and 17 on the plan of W. G. Thuss Subdivision of record in Book 547, Page 7, Register's Office of Davidson County, Tennessee, to which plan reference is here made for a more complete description thereof.

Being the same property conveyed to B. A. Gower by deed from W. G. Thuss and wife W. Lila Thuss of record in Book 883, Page 363, Register's Office of Davidson County, Tennessee. Lot 14 was conveyed to Mollie V. Page by deed from W. G. Thuss and wife W. Lila Thuss of record in Book 675, Page 350, Register's Office of Davidson County, Tennessee. The said Mollie V. Page died testate and devised said lot 14 to B. A. Gower by Will of record in Will Book 47, Page 354, County Court Clerk's Office of Davidson County, Tennessee.

Land in Davidson County, Tennessee, being Lot No. 60 on the plan of G. P. Rose's property on Nolensville Pike as of record in Book 547, Page 74, Register's Office of Davidson County, Tennessee, to which reference is here made for a more complete description thereof.

Being the same property conveyed to Benjamin A. Gower by deed from George Cole, Trustee, of record in Book 967, Page 294, Register's Office for Davidson County, Tennessee.

CHECK

03/17/86 $79.00

This is { } unimproved { } improved property, known as (House Number) (Street) P. O. Address (City or Town) (Postal Zone)

3512

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

The said B. A. Gower and Benjamin A. Gower is one and the same person having died testate and his Will is of record in Will Book 84, Page 511, County Court Clerk's Office of Davidson County, Tennessee.

A remainder interest was devised to Margaret V. Gower, John L. Gower, and Benjamin A. Gower, Jr. subject to a life estate devised to Mrs. Bettie Lou Goser in all of the property described above. Mrs. Bettie Lou Gower is now deceased having died March 1, 1985.

John L. Gower and John Lee Gower is one and the same person. Jane Rogers Gower is the spouse of John Lee Gower, and is a single person.

John L. Gower's interest has been conveyed to Benjamin A. Gower, Jr. by deed from Jane Rogers Gower of record Book 6805, Page 62, Register's Office, Davidson County, Tennessee.

Margaret V. Gower conveyed her interest to Benjamin A. Gower, Jr. by deed of record in Book 6629, Page 22, Register's Office, Davidson County, Tennessee.

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

And now, I, the said Ruby B. Peal, Trustee, for the express purpose of carrying out the intent of this conveyance, as above set out, do hereby quitclaim and convey unto Benjamin A. Gower, Jr. and wife Virginia Gower

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 14 **day of** March, **19** 86.

Benjamin A. Gower Jr.
Virginia Gower
Ruby B Peal
Trustee.

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

Personally appeared before me, Dewey W. Pedigo, a Notary Public in and for said County and State, the within named, Benjamin A. Gower, Jr. and wife Virginia Gower

the bargainors, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 14 day of March. 19 86.

Dewey W. Pedigo
Notary Public At Large

My commission expires 10-19-86

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

Personally appeared before me, Dewey W. Pedigo, a Notary Public in and for said County and State, the within named Ruby B. Peal, Trustee, the bargainor, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) 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 17 day of March, 19 86.

Dewey W. Pedigo
Notary Public at Large

My commission expires: 10-19-86