THIS INSTRUMENT PREPARED BY: Homer R. Ayers, Attorney-at-Law
100 Long Hollow Pike
Goodlettsville, Tennessee 37072

[illegible] 03CHECK 9.00

QUITCLAIM DEED

ADDRESS NEW OWNER:	PERSON/ENTITY RESPONSIBLE FOR PAYMENT OF TAXES:	MAP-PARCEL
Odie Richard Fitzgerald, etux 1974 Union Hill Road Goodlettsville, Tenn. 37072	SAME AS NEW OWNER	Map 16 Par. 78 & 86

THIS QUITCLAIM DEED made and entered into on the day and date last written by and between ODIE RICHARD FITZGERALD, hereinafter referred to as the "GRANTOR", and ODIE RICHARD FITZGERALD and wife, PENNY ANN FITZGERALD, hereinafter referred to as the "GRANTEE":

W I T N E S S E T H:

That for and in consideration of the sum of One and No/100 ($1.00) Dollars cash in hand paid, the receipt of which is hereby acknowledged, and other good and valuable considerations, ODIE RICHARD FITZGERALD, in full accordance with T.C.A. 64-1-109 and with the intention that an estate by the entireties be created in the property previously held by me in fee simple the Grantor, ODIE RICHARD FITZGERALD, does hereby transfer, convey and quitclaim all my right, title and interest in the property below described to ODIE RICHARD FITZGERALD and wife, PENNY ANN FITZGERALD, with the full intent and purpose to vest the said ODIE RICHARD FITZGERALD and wife, PENNY ANN FITZGERALD, with title thereto as tenants by the entirety, and by this conveyance the said ODIE RICHARD FITZGERALD and wife, PENNY ANN FITZGERALD, their heirs and assigns, are hereby vested with title as tenants by the entirety to said real estate in Davidson County, Tennessee, described as follows:

TRACT ONE: Land in the 10th Civil District of Davidson County, Tennessee, according to a survey by John T. Alley, Surveyor, August 1, 1965.
BEGINNING at a stake in James Galbreath's north line, Carlos B. Binkley southwest corner and the southeast corner of this land; thence with a fence and the line of said Galbreath as follows: South 64 deg. 00' west 59 feet; south 77 deg. 50' west 152.5 feet to a stake on the west side of an open but unimproved road, a corner to said Galbreath in the line of Arthur Binkley; thence with the lines of said Binkley and Charles L. Wingo north 6 deg. 30' east 2,737 feet to a stone in a poplar stump, a corner to Robert Galbreath and L. B. Cuffman, Jr. in the line of said Wingo; thence with the line of said Galbreath and Cuffman, south 84 deg. 40' east 160 feet to a stake, a corner to aforesaid

Carlos B. Binkley in the line of said Galbreath and Cuffman; thence with the line of said Binkley south 5 deg. 40' west 2,661 feet to the beginning, containing 11.02 acres, more or less.

A 30 foot right-of-way to this property is provided across the land of Carlos B. Binkley, E. K. Binkley, F. R. Binkley and Mrs. Mable B. Dalton.

TRACT TWO: Land in the 10th Civil District of Davidson County, Tennessee, according to a survey by John T. Alley, Surveyor, August 1, 1965.
BEGINNING at a stake in James Galbreath's north line, E. K. Binkley's southwest corner and the southeast corner of this land; thence with a fence and the line of said Galbreath as follows: south 72 deg. 20' west 100 feet; south 69 deg. 15' west 107 feet to a stake, a corner to T. B. Binkley in the line of said Galbreath; thence with the line of said T. B. Binkley north 5 deg. 40' east 2,661 feet to a stake a corner of said Binkley in the line of Robert Galbreath and I. B. Cuffman, Jr.; thence with the line of said Galbreath and Cuffman south 84 deg. 40' east 156.5 feet to a stake, a corner to aforesaid E. K. Binkley in the line of said Galbreath and Cuffman; thence with the line of said E. K. Binkley south 5 deg. 15' west, 2575 feet to the beginning, containing 10.58 acres more or less.

This property is subject to a 30 foot right-of-way easement across the south end of said property providing ingress and egress to the property of T. B. Binkley. The south property line shall be the south line of the easement with the north line of said easement being 30 feet at a right angle from said south line. A 30 foot right-of-way easement in provided for this land across the lands of E. K. Binkley, F. R. Binkley and Mrs. Mable B. Dalton.

Being the same property conveyed to Odie Richard Fitzgerald and wife, Tammy Joe Fitzgerald by deed from William W. Hudgens, Thomas W. Hugdens, Maxine H. Ramsey and John M. Hudgens, heirs at law of the estate of Iona Binkley Hudgens, deceased, of record in Deed Book 6027, page 792, Register's Office, Davidson County, Tennessee. And being the same property conveyed to Odie Richard Fitzgerald, by final divorce decree under style of Odie Richard Fitzgerald v. Tammy Jo Grigsby Fitzgerald, Docket No. 85D-2256, Fourth Circuit Court for Davidson County, Tennessee, and recorded in Book 6721, page 487, Register's Office, Davidson County, Tennessee.

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

IN WITNESS WHEREOF, the undersigned has hereunto set his hand on this the 22 day of December, 1987.

Odie Richard Fitzgerald
ODIE RICHARD FITZGERALD

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, ODIE RICHARD FITZGERALD, 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 this the 22nd day of December, 1987.

Patsy C. Davidson
NOTARY PUBLIC

NOTARY PUBLIC AT LARGE OF TENNESSEE

My Commission Expires: 12-3-87

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual transfer or value, whichever is greater, for this transfer is NONE.

Odie Richard Fitzgerald

Sworn to and subscribed before me this the 22nd day of December, 1987.

Patsy C. Davidson
NOTARY PUBLIC

NOTARY PUBLIC AT LARGE OF TENNESSEE

My Commission Expires: 12-3-89

9.5.2.6.8.

IDENTIFICATION REFERENCE

JAN 4 3 14 PM '88

DAVIDSON COUNTY, TN