BOOK 7516 PAGE 98

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This Instrument Prepared By:
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mail

Send Tax Bills To:
Robert Everett Lannom
Route 3, Box 564
Corinth Road
Mt. Juliet, TN 37122

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00), cash in hand paid, and the love and affection we have for our son, Robert Everett Lannom, and no additional monetary consideration, we, WILLIE EVELYN LANNOM (a/k/a EVELYN LANNOM) and husband, HATTON LANNOM, (being one and the same as Hatton Lannon and wife, Evelyn Lannon) herein called "Grantors", subject to the life estate herein retained, have this date bargained and sold, and by these presents do hereby bargain, sell, transfer and convey unto ROBERT EVERETT LANNOM, herein called "Grantee", his heirs and assigns, the following tracts or parcels of land situated and lying in Davidson County, Tennessee, described as follows, to-wit:

4448 04/14 0101 03CHECK 9.00

TRACT I

A tract of land in the 4th Civil District of Davidson County, Tennessee, described according to a survey made by Geo. W. Watkins, Surveyor, March 7, 1956, as follows:

MAP 123 Parcel 20

Beginning at a point in the center of Bakers Grove Road at the southeast corner of the property conveyed to Parham by deed of record in Book 879, Page 241, Register's Office for said County; running thence south 3° 15' west 316 feet to a point in the north boundary line of Paradise's property; thence with his line north 83° 30' west with a fence 85 feet to a point and continuing with said fence, south 65° west 37 feet to a 12" hickory; thence north 87° west along an old fence, 179 feet to another fence line; thence along said last mentioned tract, north 17° east 325 feet to a point; thence north 8° 45' east 224 feet to the beginning.

Being the same property conveyed to Hatton Lannom and wife, Evelyn Lannom by deed recorded in Book 4977, Page 528, Register's Office of Davidson County, Tennessee.

TRACT II

Being five acres, more or less, in the Fourth Civil District of Davidson County, Tennessee, being east end of said 40 1/2 acres, now owned by Homer Bright and wife, Sadie May Bright.

Map 123
Parcel 19

Said five acres front 405 feet on the south side of Baker's Grove Road and on the west side extend back on a parallel line 529 feet and on the south side 162 feet and on the east side 323 feet then north eastward 215 feet to the point of Baker's Grove Road.

Included in the above description but expressly excluded from this conveyance is a 0.62 acre tract of land conveyed to Jimmy C. Smith and wife, Mildred Ann Smith by deed recorded in Book 4356, Page 694, Register's Office of Davidson County, Tennessee, to which Plat reference is heremade for a more particular description thereof.

Being part of the property conveyed to Willie Evelyn Lannom and husband, Hatton Lannom by deed recorded in Book 1339, Page 75, Register's Office of Davidson County, Tennessee, and re-conveyed to the said Willie Evelyn Lannom and husband, Hatton Lannom by deed recorded in Book 3105, Page 55, said Register's Office and further vested in the said Willie Evelyn Lannom and husband, Hatton Lannom by Decree of the Chancery Court of Davidson County, Tennessee, a certified copy of which is recorded in Book 7516, Page 95, said Register's Office.

This is improved property known as 1815 Bakers Grove Road, Hermitage, Tennessee.

Each of the herein Grantors expressly retains a life estate in the subject property for and during the remainder of their natural lives.

This conveyance is made subject to the following:

(1). The right of Jimmy C. Smith and wife, Mildred Ann Smith to utilize a well located on the premises as described in Book 4356, Page 694, Register's Office of Davidson County, Tennessee.

(2). Any portion of the subject property lying within the boundaries of any public roadway and a roadway easement conveyed to the United States of America by instrument recorded in Book 3977, Page 892, Register's Office of Davidson County, Tennessee.

This instrument executed on this the 13 day of April, 1988.

Hatton Lannom
HATTON LANNOM

Willie Evelyn Lannom
WILLIE EVELYN LANNOM

STATE OF TENNESSEE

COUNTY OF WILSON

Personally appeared before me, Robert L. Ellis, a Notary Public in and for the State and County aforesaid, HATTON LANNOM and wife, EVELYN LANNOM, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 13 day of April, 1988.

NOTARY PUBLIC

My commission expires: 11/26/89

STATE OF TENNESSEE

COUNTY OF WILSON

I hereby swear or affirm that the actual monetary consideration for this transfer is $10.00.

Robert E. Lannom
AFFIANT

Subscribed and sworn to before me this the 13 day of April, 1988.

NOTARY PUBLIC

My commission expires: 11/26/89

IDENTIFICATION REFERENCE

21332

Apr 14 12 14 PM '88

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN