BOOK 8140 PAGE 571

FILE IN BOX #14
MAP 130-9
PARCEL 131
FB#: BM-09315

FROM		FROM
WILLIAM RANDOLPH SMITH and wife, MARGARET SMITH	AND	THOMAS PENNINGTON, TRUSTEE
TO		TO
THOMAS PENNINGTON, TRUSTEE		MARGARET SMITH

QUITCLAIM DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:
MARGARET SMITH
(Name)
407 West Tyne Lane
(Street Address)
Nashville, TN 37205
(City) (State) (Zip Code)

THIS INSTRUMENT PREPARED BY:
PETER WEISS, ATTORNEY
DENNEY, LACKEY & CHERNAU
Third National Financial Center
424 Church Street, 13th Floor
Nashville, Tennessee 37219

SEND TAX BILLS TO: MORTGAGEE:
Same
(Name)
(Street Address)
(City) (State) (Zip Code)

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ N-O-N-E .

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 26th DAY OF June 1990

Notary Public
MY COMMISSION EXPIRES: 1/23/1994

FOR AND IN CONSIDERATION of love and affection (and no monetary consideration) and for the express purpose of making a re-conveyance to create a tenancy in fee simple in MARGARET SMITH, we, WILLIAM RANDOLPH SMITH and wife, MARGARET SMITH, by these presents do hereby quitclaim and convey unto THOMAS PENNINGTON, TRUSTEE, his successors and assigns, the following described tract or parcel of land in Davidson County, Tennessee, to-wit:

TRACT NO. 1: BEING Lot No. 3 and the southeasterly 25 feet of Lot No. 4 on the Map of the Subdivision of part of Block No. 1, of the Highlands of Belle Meade, as of record in Book 1644, Page 105, Register's Office for Davidson County, Tennessee.

SAID Lot No. 3 and part of Lot No. 4 adjoin and front together 175 feet on the southwesterly side of West Tyne Lane, formerly Lochin Lane, and run back between lines, 299.75 feet, more or less, on the northwesterly line of said part of Lot No. 4 and 400 feet on the southeasterly line of Lot No. 3 to a dead line in the rear, measuring 235 feet, more or less, thereon.

TRACT NO. 2: BEING part of Block "F", on the Plan of Belle Meade Subdivision No. 2, as of record in Book 421, Page 51, Register's Office for Davidson County, Tennessee, and described according to a copy of a survey made April 22, 1949, by Yokley & Waggoner, Engineers, as follows:

BEGINNING at a point in the easterly margin of West Tyne Drive or Lane, formerly Lochin Lane, where the margin of said Drive would be intersected by the southeasterly line of Lot No. 3, as shown on the Map of Highlands of Belle Meade, as of record in Book 1644, Page 105, said Register's Office; thence, northwesterly, around a curve and along the center line of Richland Creek, 175 feet, more or less, to a point; thence, in a southwesterly direction 12.6 feet, more or less, to the easterly margin of said Lane; thence, in a southeasterly direction 175 feet, more or less, to the point of beginning. Including all rights of the grantors herein, in and to all that property lying between Lochin Lane or West Tyne Lane, and the Belle Meade Golf and Country Club Property, for the frontage on said lane as shown above.

BEING the same property conveyed to William Randolph Smith and wife, Margaret Smith, by Deed from Harry J. Bandy, Jr., and wife, Mae D. Bandy, of record in Book 4892, Page 795, Register's Office for Davidson County, Tennessee.

THIS conveyance is subject to any and all zoning regulations, building restrictions and setback lines, if any, and easements and rights-of-way for public utilities applicable to this property; and taxes for the current year which have been assumed by the Grantee herein.

THE INFORMATION CONTAINED HEREIN HAS BEEN PROVIDED BY THE PARTIES TO THE TRANSACTION.

THIS is improved property, known as 407 WEST TYNE LANE, NASHVILLE, TENNESSEE 37205.

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

AND NOW, I, the said THOMAS PENNINGTON, TRUSTEE, for the express purpose of carrying out the intent of this conveyance, as above set out, do hereby quitclaim and convey unto MARGARET SMITH, her 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 21st day of May, 1990.

William Randolph Smith
WILLIAM RANDOLPH SMITH

Margaret Smith
MARGARET SMITH

Thomas Pennington, Trustee
THOMAS PENNINGTON, TRUSTEE

37434

JUN 27 3 44 PM '90

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 WILLIAM RANDOLPH SMITH and wife, MARGARET SMITH, 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 23 day of May, 1990.

My Commission Expires: 5-22-93

Notary Public

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 THOMAS PENNINGTON, 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 24 day of May, 1990.

My Commission Expires: 1-23-1994

Notary Public

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