This instrument prepared by: Robert A. Anderson
2021 Richard Jones Road, Suite 350
Nashville, Tennessee 37215

QUIT CLAIM DEED

New Owner:	Send Tax Bills To:	Map and Parcel:
James A. Glanton 160 Queens Lane Nashville, Tennessee 37218	James A. Glanton 160 Queens Lane Nashville, Tennessee 37218	Map 29 Parcel 269

For and in consideration of the Marital Dissolution Agreement and the sum of One and 00/100 ----------($1.00)---------- DOLLAR, receipt of which is hereby acknowledged, Estella M. Glanton, hereinafter referred to as Grantor, by these presents, does hereby quitclaim and convey unto James A. Glanton, hereinafter referred to as Grantee, individually for himself, his successors, heirs and assigns, any interest she may have in and to a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows: to wit:

Land in the 13th Civil District of Davidson County, Tennessee, being part of Tract No. 9 on the Map of Fairview Subdivision, as of record in Book 974, page 41, and plat Book 1130, page 54, Register's Office for said County, Tennessee, described as follows:

BEGINNING at a point on the existing easterly right-of-way of Clarksville Highway, the said point being located 215.0 feet north of the southwest corner of the property conveyed to William Lee Scott as of record in Book 3508, page 463, Register's Office for Davidson County, Tennessee; thence along the aforementioned right-of-way North 8° 30' east 177.50 feet to a point thence south 79° east 85.50 feet to a point; thence south 13° 07' west 174.20 feet to a point on Scott's northerly line; thence with Scott's northerly line 70.00 feet to the point of beginning.

Being the same property conveyed to James A. Glanton and wife, Estella M. Glanton, by deed from Al Banning, Trustee for Al Banning Realty Company, which deed is dated the 4th day of April 1980 and is of record in Book 5587, Page 9, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Al Banning, Trustee, Al Banning Realty Company, by deed from Edward P. Crump and C. Ray Bennett, which deed is dated the 2nd day of February, 1977, and is of record at Book 5228, page 35, Register's Office for Davidson County, Tennessee.

Included in the description but excluded from the conveyance is a strip of land conveyed to W. C. Rogers and wife, Ruby A. Rogers, by deed of record in Book 4480, page 441, Register's Office for said County as follows:

Beginning at a point in the easterly margin of Clarksville Highway, U.S. 41-A, said point being the northwest corner of the property conveyed to W.C. Rogers and wife, Ruby A. Rogers, by deed from Margaret L. Scott, of record in Book 4439, page 181; thence with the easterly margin of said Highway, North 8° 30' east 32 feet to a point; thence eastwardly 73 feet, more or less, along a line where the previous Grantor intends to build a fence to a point in the easterly line of said Tract No. 9; thence with the easterly line of said Tract No. 9, south 13° 07' west 28 feet to said Rogers' northeast corner; thence with said Rogers' northerly line, North 79° 00' west 70.00 feet to the beginning.

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

This is improved property known as 4028 Clarksville Highway, Nashville, Tennessee, 37218.

Witness my hand this 1 day of _____, 1990.

5078

AUG 20 11 08 AM '90

Estella M. Glanton

Estella M. Glanton

1535 08/20 0101 03CHECK 6.00

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value whichever is greater, for this transfer it $0.00.

Estella M. Glanton
Affiant

Subscribed and sworn to before me, this the 13th day of AUGUST, 1990.

Paula S. Roth
NOTARY PUBLIC

My Commission Expires:
MARCH 3, 1992

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 Estella M. Glanton, the 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 official seal at NASHVILLE, Tennessee, this 13th day of AUGUST, 1990.

Paula S. Roth
Notary Public

My Commission Expires: MARCH 3, 1992