QUITCLAIM DEED

[Address New Owner(s) As Follows:]	Send Tax Bills To:]	Map-Parcel No.]
[Vernon Austin, et als	SAME	Map 168
[9027 Highway 100	(Name)	Parcel 76
[(Street Address or Route No.)]	(Street Address)	
[Nashville, Tennessee 37221		9D-50795
[(City) (State) (Zip)	](City)(State)(Zip)]	

FOR AND IN CONSIDERATION of love and affection, and no monetary consideration, I, Vernon Austin, an unmarried person, reserving unto myself a life estate in and to the below described property, hereinafter referred to as Grantor, by these presents do hereby quitclaim and convey unto Lucille A. Jenkins, Homer M. Austin and Louise A. Beard, subject to the life estate herein retained by, hereinafter referred to as Grantees, their successors and assigns, all right, title and interest Grantor has in and to the following described tracts of land in Davidson County, Tennessee:

BEGINNING at a stake in what was formerly the Old Nashville and Centerville Road, now state Highway No. 100 and in the north boundary line of a tract of 52 1/2 acres purchased by Dr. J. N. Smith from Ed L. Smith thence with said Dr. J. N. Smith line S. 17 deg E. 66 poles to a stake on ridge with a large sugar tree pointer standing 5 ft. S. E. of the corner, thencewith his line S. 82 deg. W. 6 2/5 poles to a stake in west boundary line of 52 1/2 acre tract with 2 small hickory and elm pointers and in what was formerly Ed Smith's line later Z. E. Hunts line at present said Ed Smith line thence with his line N. 14 deg. W. 6 1/3 poles to a beech on ridge thence with his line N. 32 deg W. 39 poles to a stake near a cedar his corner in south boundary of graveyard for colored people thence with their line N. 80 deg. E. 10 poles to a stone their corner thence with their line N. 12 deg W. 6 poles and 16 links to a stone their corner thence with their line S. 80 deg. W. 11 2/5 poles to a stake their corner at their private road, thence with E. edge of said road & line N. 12 deg. W. 14 poles to a stake in state highway their corner thence along said highway N. 75 deg. E. 15 2/10 poles to the beginning containing 4 3/5 acres more or less north west corner of 52 1/2 acre tract sold to Dr. J. N. Smith by Ed L. Smith by deed of record in Deed Book No. 444, Page 154, R.O.D.C.

BEING the same property conveyed to T. H. Austin and wife, Vernon Austin by deed from Dr. J. N. Smith and wife of record in Book 1102, Page 59 R.O.D.C., Tennessee, the said T. H. Austin having since died.

This is improved property known as 9027 Highway 100.

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

Witness our hands this 23rd day of April, 1991, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Vernon Austin
VERNON AUSTIN

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Vernon Austin, the within named 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 23rd day of April, 1991.

Harold E. Collins
NOTARY PUBLIC

HAROLD E. COLLINS NOTARY PUBLIC DAVIDSON COUNTY, TENN.

My Commission Expires: 1-23-94

[This instrument prepared by: [Harold E. Collins, Attorney [4800 Charlotte Avenue [Nashville, TN 37209 [[(Upon information provided by [the Grantor and Grantees.)	] STATE OF TENNESSEE)] COUNTY OF DAVIDSON)] The actual consideration or value] whichever is greater, for this] transfer is none .] Harold E. Beard] Affiant] Subscribed and sworn to before me] this 23rd day of April, 1991] Harold E. Collins] Notary Public] My Commission Expires: 1-23-94] (Affix Seal)

HAROLD E. COLLINS NOTARY PUBLIC DAVIDSON COUNTY, TENN.

08835
IDENTIF. TREFERENCE
APR 23 12 33 PM '91
FELIX Z. WILSON II REGISTER DAVIDSON COUNTY TN.
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