THIS INSTRUMENT PREPARED BY: EAST END TITLE & ESCROW, INC.
405 TWO MILE PIKE, SUITE C
GOODLETTVILLE, TN 37072

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BASED UPON INFORMATION FURNISHED BY THE PARTIES

BOOK 8683 PAGE 112

QUITCLAIM DEED

| ADDRESS NEW OWNER(S): | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS: |
|---|---|---|
| JAMES RONALD SHEPARD<br>110 W. WEBSTER<br>MADISON, TN 37115 | SAME | MAP 51-4<br>PARCELS<br>67 AND 69 |

FOR AND IN CONSIDERATION of the sum of One Dollar ($1.00) cash in hand paid, and other good and valuable consideration, receipt of which is hereby acknowledged, JAMES RONALD SHEPARD , does hereby quitclaim and convey unto JAMES RONALD SHEPARD and THERESA L. COOK, their heirs and assigns, all of their right, title and interest in and to the following described real estate in Davidson County, Tennessee, as follows:

TRACT NO. ONE:
A tract of land in the 11th, formerly the 19th, Civil District of Davidson County, Tennessee, and more particularly described as follows:
Beginning at the northeast intersection of Webster Street and the L & N Railroad right-of-way, thence along said right-of-way North 18 deg. 33' East 323 feet, more or less, to Cartwright's southwest corner, now the Madison Shopping Center; thence along the Madison Shopping Center line, South 55 deg. East 209.6 feet; thence South 18 deg. 33' West 271.4 feet to the north margin of Webster Street; thence with Webster Street, North 49 deg. West 200 feet to the point or place of beginning.
TRACT NO. TWO:
Being part of Lots 12 and 13 and part of Douglas Avenue, closed, as shown on the Map of L. M. Ezell's 38 Homes Tract in the 11th Civil District of Davidson County, Tennessee, not of record and described according to a copy of a survey made by W. B. Southgate, Survyeor, June 10, 1940.
Beginning at a point in the center of the creek at the intersection of the creek and the southerly margin of Webster Street; thence West along Webster Street one hundred and ten feet and six inches (110' 6") to an iron stake at the corner of the property of Nashville Pistol and Revolver Club; thence south one hundred and fifty feet to the creek and thence east ten feet to the center of the creek and thence northeast through the center of the creek to the beginning point, being that part of Lots 12 and 13 that lies West of the Creek

Being the same property conveyed to JAMES RONALD SHEPARD by deed from SUPREME EQUIPMENT X-CHANGE, INC., by deed of record in Book 8678, page 54, Register's Office for Davidson County, Tennessee.

WITNESS my hand and official seal this 15 day of July, 1992.

JAMES RONALD SHEPARD

30101

IDENTIFICATION REFERENCE

Jul 24 8 51 AM '92

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 JAMES RONALD SHEPARD, the bargainor, with whom I a personally acquainted or proved to be on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 15th day of July, 1992.

NOTARY PUBLIC

My commission expires: 1/23/93

STATE OF TENNESSEE:
COUNTY OF DAVIDSON:

The actual monetary consideration for this transfer is NONE.

AFFIANT

Subscribed and sworn to before me
this 15 day of July, 1992.

NOTARY PUBLIC

My commission expires: 1/23/93

340 07/24 1:01 03CHECK 8.00