THIS INSTRUMENT HAS BEEN PREPARED WITH INFORMATION FURNISHED BY THE PARTIES HERETO.

QUITCLAIM DEED

BOOK 8895 PAGE 532

Address New Owner:	Send Tax Bills to:	Map & Parcel Numbers:
Sandra Baxter P.O. Box 552 Joelton, TN 37080	Same as New Owner	Map #4, part of Parcels 20 & 109

For and in Consideration of One Dollar ($1.00), cash in hand paid, the receipt of which is hereby acknowledged: Fred Baxter by these presents does hereby Quitclaim and convey unto Sandra Baxter, her successors and assigns, all his right, title and interest in and to the following described tract of land:

SEE ATTACHED EXHIBIT A

STATE OF TENNESSEE

COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $NONE.

Sandra Baxter
Sandra Baxter (Affiant)

Subscribed and sworn to before me, this the 16th day of March, 1993.

Notary Public

My commission expires:
7-23-94

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

WITNESS its hand (s) this 18th day of March, 1993. The corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Fred Baxter
Fred Baxter

Evelyn Kay Baxter
Evelyn Kay Baxter

Althea D. Baxter
Althea D. Baxter

02982

IDENTIFICATION REFERENCE

MAR 24 4 05 PM '93

JOE Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

PICK-UP

STATE OF Tennessee

COUNTY OF Davidson

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named bargainors, Fred Baxter and wife, Evelyn Kay Baxter, 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 Joelton, Tennessee, this 18th day of March, 1993.

Clifton E. Wills
Notary Public

My Commission Expires:
3-23-96

STATE OF Tennessee

COUNTY OF Davidson

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named bargainor Althea D. Baxter, 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 Joelton, Tennessee, this 18th day of March, 1993.

Robert D. Holden, Jr.
Notary Public

My Commission Expires:
6-21-95

Prepared by:
Greater Nashville Title & Closing Co.
223 Madison St., S. 106
Madison, TN 37115

5442 03/24 0101 01CASH 12.00

"EXHIBIT "A"

Land lying in the 14th Civil District of Davidson County, Tennessee and consisting of a combination of parts of larger tracts of land belonging to Fred Baxter as described in Deed Book 6814, Page 267 and Deed Book 5259, Page 415 in the Register's Office for Davidson County, Tennessee, and being more particularly described as follows:

BEGINNING at an iron pin found at a fence at the Southeast corner of Skyles (also described as map # 4, parcel # 176) and a northeast corner of a tract of land belonging to Fred Baxter as described in Deed Book 6814, Page 267; thence from said point of beginning with the east line of Skyles (Map #4, Parcel # 176) and generally with a fence the following calls:
North 07 degrees 50 minutes East 146.39 feet; North 05 degrees 21 minutes 06 seconds East 180.79 feet to an iron pin found at the northeast corner of Skyles (map # 4, parcel # 176) and a southeast corner of Hamilton; thence with Hamilton North 03 degrees 55 minutes 35 seconds East 299.51 feet to an iron pin found; thence with lines of Adcox the following calls:
South 85 degrees 00 minute 38 seconds East 149.99 feet to an iron pin found; South 05 degrees 00 minute 13 seconds West 857.22 feet to an iron pin set; thence on a new line through Baxter North 40 degrees 22 minutes 07 seconds West 211.32 feet to an iron pin set in at a fence; thence South 03 degrees 24 minutes 33 seconds West 87.60 feet to an iron pin set; thence on new lines through Baxter the following calls:
North 84 degrees 24 minutes 23 seconds West 650.02 feet to an iron pin set; North 05 degrees 47 minutes 19 seconds East 157.65 feet to an iron pin found at the southwest corner of Skyles (map # 4, parcel # 176); thence on lines with property referred to as Skyles the following calls:
South 84 degrees 24 minutes 23 seconds East 618.45 feet to an iron found; North 69 degrees 18 minutes 46 seconds East 27.39 feet to the point of beginning and containing 5.00 acres, more or less.

The above described property is subject to an Easement for Ingress and Egress that runs from Riley Adcock Road and over a portion of the above described 5.00 acres herein conveyed and serves a parcel of land heretofore referred to as "Skyles" tract being more particularly identified as Tax Map # 4, Parcel # 176, Davidson County Tax Assessor's Office.

Being a portion of property conveyed to Fred Baxter and wife, Althea D. Baxter of record in Deed Book 5259, Page 415 and in Book 6814, Page 267, Register's Office for Davidson County, Tennessee. The said Fred Baxter and Althea D. Baxter having since divorced and Fred Baxter having since married Evelyn Kay Baxter.

Althea D. Baxter joins in this instrument for the express purpose of conveying any and all marital interest she may have in and to any and all property described herein by virtue of her former marriage to Fred Baxter. Evelyn Kay Baxter joins in this conveyance for the express purpose of conveying any and all marital interest she may have in and to herein described property by virtue of her marriage to Fred Baxter.