Mail

BOOK 9102 PAGE 241

THIS INSTRUMENT PREPARED BY:
STEWART & BLACK, ATTORNEYS
333 GALLATIN ROAD SOUTH
MADISON, TN 37115

7251 10/04 0101 01CASH 12.00

ADDRESS NEW OWNER:	MAP/PARCEL NUMBER:
DANIEL N. MILLER, TRUSTEE	MAP 61-15 PARCEL 59
919 Woodslake Dr.	MAP 61-16, PARCEL 25
Madison, TN 37115	MAP 124, PARCEL 13
SEND TAX BILLS TO:	
SAME	

93 OCT -4 AM 10:13

69832

STATE OF TENNESSEE :

COUNTY OF DAVIDSON :

THERE IS NO MONETARY CONSIDERATION WHATSOEVER FOR THIS TRANSFER, this 1st DAY OF October, 1993.

Daniel N. Miller, Trustee
AFFIANT

SWORN TO AND SUBSCRIBED BEFORE ME THIS 1st DAY OF October 1993.

Ella W. Woodard
NOTARY PUBLIC

MY COMMISSION EXPIRES: 11-25-95

QUITCLAIM DEED

FOR AND IN CONSIDERATION OF THE SUM OF ONE ($1.00) DOLLAR, cash in hand paid and other good and valuable considerations, the receipt and sufficiency of which are hereby expressly acknowledged, I, NELL G. MILLER, hereinafter referred to as GRANTOR, do hereby quitclaim and convey unto DANIEL N. MILLER, TRUSTEE WITH FULL POWER TO MORTGAGE, SELL, TRANSFER AND CONVEY WITHOUT THE NECESSITY OF JOINDER BY THE BENEFICIARIES OF THAT CERTAIN TRUST AGREEMENT DATED OCTOBER 1, 1993, his successors and assigns, all of MY right, title and interest in and to certain real estate in DAVIDSON County, Tennessee, as follows, to-wit:

Tract No. 1: A tract of land in the 11th Civil District of Davidson County, Tennessee, being Lot No. 17 on the Plan of the Subdivision of Maplewood Home Tract, as of record in Book 421, page 174, Register's Office for Davidson County, Tennessee, and more particularly described as follows:

Said lot No.1 17 fronts 100 feet on the Westerly side of the Gelatin Road and extends back between parallel liens 250 feet.

Being a portion of the same property conveyed to Barney T. Miller and wife, Nell Gafford Miller, by Warranty Deed from W.W. Dillon, Trustee, of record in Book 621, page 149, Register's Office for Davidson County, Tennessee.

Tract No. 2: Land in Davidson County, Tennessee, being part of Tract No. 3 on the Map of the Subdivision of the Dr. William Williams Land, of record in Plan Book 2, page 128, Chancery Court at Nashville and described according to a copy of a survey thereof made by Wm. Collier Parrish, Associates, dated August 28, 1958, as follows:

Beginning at a point in the present westerly margin of Kennedy Avenue at the southeast corner of the property being conveyed to Marvin N. Riley and wife, by Deed of record in Book 1718, page 69, Register's Office of said County, said point being 250.1 feet south of the southerly margin of Greenland Avenue; thence westerly along the southerly line of the property being conveyed to Riley, 207.7 feet to a point in the easterly line of the property conveyed to James G. Moore and wife, by deed of record in Book 1340, page 555, said Register's Office; thence along Moore's, now Wilson's easterly line, southerly 65 feet to an iron pin, which is supposedly in the north line of the property of Ernest R. Biggs and wife, but by deed is 2 feet north of the same; thence easterly 201.5 feet to an iron pin in the westerly margin of Kennedy Avenue; thence along the margin of said Avenue, northerly 66 feet to the beginning.

Being the same property conveyed to B.T. Miller and wife, Gordia Nelle Miller, by Warranty Deed from William H. Strobel and wife, Betty W. Strobel, of record in Book 3373, page 617, Register's Office for Davidson County, Tennessee.

Tract No. 3: Land in the 4th Civil District of said County, as shown on the survey by Wm. Thaxton Boner, dated April 2, 1966, as follows:

Beginning at a spike in the center of Pugh Road, at the southeast corner of the Doyle property, thence with the center of said Road, South 68 degrees 12' East 65.35 feet to a spike; thence South 71 degrees 25' East 120.35 feet to a nail; thence from this point, South 85 degrees 39' East 1482.70 feet to an iron stake by a post in the north line of a gravel driveway, thence with the line of the J.T. Bradford property, North 4 degrees 05' East 1067 feet to an iron stake by a post in a fence line, thence with a fence line with the south line of the Workman Heirs property, North 85 degrees 42' West 1671.23 feet to an iron stake by a 12" cedar, Doyle's northeast corner, thence with Doyle's east line, South 1 degree 45' West 566.54 feet to an iron stake by a 6" elm; thence South 5 degrees 45' West 450.72 feet to the beginning containing 40.49 acres.

Being the same property conveyed to Barney T. Miller and wife, Gordia Nell Miller, by deed from R.E. Worrall, County Court Clerk, of record in Book 4183, page 885, Register's Office for Davidson County, Tennessee.

Barney T. Miller and B.T. Miller were one and the same person. Barney T. Miller being now deceased, property has vested solely in Nell G. Miller. Nell Gafford Miller, Gordia Nell Miller and Nell G. Miller are one and the same person.

Tract #1 is improved property known as 3929 Gelatin Road, Nashville, Tennessee. Tract #2 is improved property known as 4109 Kennedy Avenue, Nashville, Tennessee and Tract #3 is unimproved property located on the north side of Pugh Road.

SAID PROPERTY is conveyed subject to such limitations, restrictions and encumbrances as may affect the premises.
WITNESS MY hand this 1st day of October, 1993.

Nell G. Miller
Nell G. Miller

STATE OF TENNESSEE:

COUNTY OF DAVIDSON:

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Nell G. Miller, the within named bargainor, with whom I am personally acquainted (or who proved TO ME upon satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at MADISON, Tennessee, on this the 1st day of October, 1993.

Ella W. Woodall
notary public

My commission expires: 11-25-95

