BOOK 9217 PAGE 69

PICK-UP

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IDENTIFICATION REFERENCE

Prepared by:
Monica D. Edwards, Esq.
112 Stahlman Building
Nashville, Tennessee 37201

ADDRESS OF NEW OWNER:
Lois E. Crist, et al.
215 Franklin Limestone Road
Nashville, TN 37217

SEND TAX BILLS TO:
SAME

MAP: 135
Parcel 15
02DX 00077

QUITCLAIM DEED

FOR AND IN CONSIDERATION OF LOVE AND AFFECTION (and no monetary consideration), for the express purpose of making a re-conveyance to create a life estate interest in LOIS E. CRIST with remainder rights in TIMOTHY W. CRIST and DONNA MARIE WHITE and spouse, GREGORY WHITE, we **LOIS E. CRIST, TIMOTHY W. CRIST and DONNA MARIE WHITE,** by these presents do hereby quitclaim and convey unto **MONICA D. EDWARDS, TRUSTEE,** her successors and assigns, all of our respective interest in the following described tracts or parcels of land in Davidson County, Tennessee, to wit:

TRACT I

BEING a part of Lots 20 and 21 on the Plan of D.W. White's Subdivision, at Una, Tennessee, not of record, and described in part according to a survey by Elbert F. Luther, Jr., dated August 13, 1973, as follows:

BEGINNING at a point, said point being the northwesterly intersection of Rice Avenue and Franklin Limestone Road; thence with the northerly margin of Franklin Limestone Road South 66 deg. 30 min. West 85 feet to an iron pin; thence leaving said Road North 23 deg. 30 min. West 164.5 feet to an iron pin in the Milburn Ellis line; thence North 65 deg. 66.2 feet to a point in the westerly margin of Rice Avenue; thence with the margin of said Avenue South 28 deg. 15 min. East 169.1 feet, more or less, to the point of beginning.

BEING the same property conveyed to Lois E. Crist, Timothy W. Crist and Donna Marie White, by deed from Lois E. Crist, of record in Book 8826, Page 143, Register's Office for Davidson County, Tennessee.

TRACT II

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LAND lying and being in Davidson County, Tennessee and being part of Lots 20 and 21 on the Plan of D.W. White's Subdivision at Una, Tennessee, not of record, and described according to a survey made by Raymond E. Binkley dated March 19, 1983, as follows:

BEGINNING at a point in the westerly margin of Rice Avenue, said point being the northeasterly corner of the property conveyed to Jom M. Crist and wife by deed of record in Book 4741, Page 425, Register's Office for Davidson County, Tennessee; thence south 66 deg. 30 min. west 80.8 feet to a point; thence south 23 deg. 30 min. east 169.4 feet to a point in the northerly margin of Franklin Limestone Road; thence along the northerly margin of Franklin Limestone Road north 66 deg. 30 min. east 15 feet to an iron pin; same being the southwest corner of the Crist property; thence north 23 deg. 30 min. west along the Crist property line 164.5 feet to an iron pin; thence north 65 deg. 00 min. east 66.2 feet to

the point of beginning.

BEING the same property conveyed to Lois E. Crist, Timothy W. Crist and Donna Marie White, by deed from Lois E. Crist, of record in Book 8826, Page 143, Register's Office for Davidson County, Tennessee.

TRACT III

LAND lying and being in Davidson County, Tennessee and being part of Lot 20 and a part of a 50 foot strip lying adjacent to said lot as shown on the plan of D.W. White's Subdivision at Una, Tennessee, not of record, and described according to a survey made by Raymond E. Binkley on March 19, 1983, as follows:

BEGINNING at a point in the northerly margin of Franklin Limestone Road said point being south 66 deg. 30' west 15' from the southwest corner of the John M. Crist property, et ux conveyed to them by deed of record in Book 4741, Page 425, Register's Office for Davidson County, Tennessee; thence south 66 deg. 30' west 100.4 feet to an iron pin, same being the southeast corner of the M.W. York property of record in Book 1385, Page 642, Register's Office for Davidson County, Tennessee; thence north 31 deg. 30' west 169.1 feet to an iron pin; thence north 66 deg. 30' east 119.74 feet to a point; thence south 23 deg. 30' east 169.4 feet to the point of beginning.

BEING the same property conveyed to John M. Crist and wife, Lois E. Crist, by deed from Milburn Ellis, Jr. and wife, Martha Hoff Ellis and Joseph Deloy Rodgers, by deed of record in Book 6035, Page 135, Register's Office for Davidson County, Tennessee. The said John M. Crist having since died.

This is improved property known as 215 Franklin Limestone Raod, Nashville, Tennessee 37217.

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

AND now, I, the said **MONICA D. EDWARDS, TRUSTEE,** for the express purpose of carrying out the intent of this conveyance, as above set out, do hereby quitclaim and convey unto **LOIS E. CRIST,** a life estate interest with one-half (1/2) remainder rights in **TIMOTHY W. CRIST** and one-half (1/2) remainder rights in **DONNA MARIE WHITE and spouse, GREGORY WHITE,** their his heirs and assigns, the same property hereinabove described and set forth, to which reference is here made, and said property is conveyed subject to the same limitations, restrictions and encumbrances as may affect the premises, as above set forth.

IN WITNESS WHEREOF, we have hereunto set our hands, on this the 5th day of ~~December~~ January, ~~1993~~ 1994. G.W. D.W. T.L. L.C.

Lois E. Crist
LOIS E. CRIST

Timothy W. Crist
TIMOTHY W. CRIST

Donna Marie White
DONNA MARIE WHITE

Monica D. Edwards
MONICA D. EDWARDS, TRUSTEE

RECORDER'S MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

C.W. KW T.C. L.C.

On this the 5 day of JANUARY, ~~1993,~~ 1994 before me personally appeared **LOIS E. CRIST** and **DONNA MARIE WHITE**, bargainors, 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.

_____ My Commission Expires: 3-26-94
NOTARY PUBLIC

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

C.W. KW T.C. L.C.

On this the 5 day of JANUARY, 1994 ~~1993~~, before me personally appeared **TIMOTHY W. CRIST**, bargainor, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained.

_____ My Commission Expires: 3-26-94
NOTARY PUBLIC

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

On this the 7th day of Jan., 1994, before me personally appeared **MONICA D. EDWARDS, TRUSTEE**, 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.

_____ My Commission Expires: 3-26-94
NOTARY PUBLIC

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

I, or we, hereby swear or affirm that the actual consideration for this transfer is **NO ($0.00) DOLLARS.**

_____
AFFIANT

SUBSCRIBED and SWORN to before me on this the _____ day of 5th of JAN., ~~1993.~~ 1994. C.W. KW T.C. L.C.

_____ My Commission Expires: 3-26-94
NOTARY PUBLIC