94 JAN 25 PM 4:09
DAVIDSON COUNTY, TN.
MAIL ENV.
IDENTIFICATION REFERENCE
10936

THIS INSTRUMENT PREPARED BY:
Williams, Smith & Dozier, Attorneys
P. O. Box 190632
Nashville, Tennessee 37201-0632

QUITCLAIM DEED

ADDRESS OF NEW OWNERS:	SEND TAX BILLS TO:	MAP & PARCEL #
BETTE PHILLIPS HAGAN AND HUSBAND, SAMUEL H. HAGAN 2339 Gamaliel Road Tompkinsville, Kentucky 42167	Same	Map 172-02 Parcel 35

FOR AND IN CONSIDERATION of love and affection (and no monetary consideration) I, MYRTLE B. PHILLIPS, unmarried, the Grantor, by these presents do hereby Quitclaim and convey unto BETTE PHILLIPS HAGAN AND HUSBAND, SAMUEL H. HAGAN, an undivided 6.68 percent interest in the following described real property:

BEING a tract of land located in the Second Civil District of Davidson County, Tennessee, and more particularly described as follows:

STARTING at a point in the southerly right-of-way of Old Hickory Boulevard, said point being 1768.4 feet, more or less, east of the centerline of Edmondson Pike; thence south 7 degrees 12 minutes west along a tangent 229.9 feet to a curve having a radius of 975 feet, proceeding around the curve 250.76 feet to the point of beginning; thence continuing around a curve to the left having a radius of 975 feet a distance of 491.23 feet to the end of the curve; thence south 36 degrees 24 minutes 10 seconds east 207 feet, more or less, to a curve to the left having a radius of 997 feet; thence around said curve a distance of 551.32 feet; thence south 68 degrees 5 minutes 10 seconds east 110 feet, more or less, to a curve to the right having a radius of 665 feet; thence around said curve for 82.52 feet to a curve to the left having a radius of 25 feet; thence around said curve 37.46 feet; thence north 33 degrees 10 minutes 45 seconds east 57 feet, more or less, to a curve to the left having a radius of 269.67 feet; thence around said curve 345.89 feet; thence north 40 degrees 18 minutes 40 seconds west 228.88 feet, more or less, to a curve to the right having a radius of 463.76 feet; thence around said curve 376.17 feet to a curve to the left with a radius of 25 feet; thence around said curve 37.75 feet to a curve to the right having a radius of 795.49 feet; thence around said curve 140.77 feet, more or less to a point; thence north 70 degrees 12 minutes 15 seconds west 175 feet, more or less, to a curve to the left having a radius of 662 feet; thence around said curve 280.93 feet, more or less, to a point; thence south 85 degrees 28 minutes 52 seconds west 80 feet, more or less to a curve to the left having a radius of 25 feet; thence around said curve 40.59 feet, more or less, to the point of beginning and containing 13.07 acres, more or less.

BEING part of the same property conveyed to Elmo Phillips and wife, Myrtle Baars Phillips by Deed of record in Book 1312, Page 223 and being the same property conveyed to Elmo Phillips and wife, Myrtle B. Phillips by Deed of Correction of record in Book 5443, Page 815, Register's Office of Davidson County, Tennessee. The said Elmo Phillips having died on December 3, 1992 vesting fee simple interest in Myrtle B. Phillips, his surviving widow and tenant by the entirety. The said Myrtle B.

Phillips and Myrtle Baars Phillips are one and the same person.

INCLUDED within the above-described property but specifically EXCLUDED from this transfer is that 7.41 acre tract previously conveyed by Elmo Phillips and wife, Myrtle B. Phillips to Bette P. Hagan by Quitclaim Deed of record in Book 8021, Page 705, to William Hume Barr, Trustee by Quitclaim Deed of record in Book 8021, Page 722 and to William B. Phillips by Quitclaim Deed of record in Book 8021, Page 702 as corrected by Deeds of Correction in Book 8170, Page 128, Book 8170, Page 133 and Book 8170, Page 124, Register's Office of Davidson County, Tennessee. Said EXCLUDED lands are further described in the Plats of Section Nine, Myrtlewood Subdivision, Phase 1 and 2 of record in Book 6200, Page 964 and Book 7900, Page 231, Register's Office of Davidson County, Tennessee.

The land herein conveyed is improved real property known as 5608 Myrtlewood Drive, Nashville, Tennessee 37211.

This conveyance together with the conveyances to William B. Phillips and wife, Linda W. Phillips and to Robert T. Phillips and wife, Patricia C. Phillips, made contemporaneously herewith, completes the transfer of all the grantor's interest in the subject property.

IN WITNESS WHEREOF, the undersigned has executed this instrument this 10th day of January, 1994.

Myrtle B. Phillips
MYRTLE B. PHILLIPS

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Brenda F. Huffines, a Notary Public in and for said State and County, the within named MYRTLE B. PHILLIPS, the grantor, 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 Nashville, Tennessee this 10th day of January, 1994.

Brenda F. Huffines
NOTARY PUBLIC

MY COMMISSION EXPIRES: 7-26-97

AFFIDAVIT OF CONSIDERATION

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer is $0.00.

Kevin S. Hagan
KEVIN S. HAGAN

Subscribed and sworn to before me this 10th day of January, 1994.

Brenda F. Huffines
NOTARY PUBLIC
MY COMMISSION EXPIRES: 7-26-97

3304 01/25 0101 03CHECK 8.00