FORM NO. WD-1

BOOK 9482 PG 625

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 10,000.00

R E Baker
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 3rd DAY OF October 19 94

Frank M. Newman
Notary Public

MY COMMISSION EXPIRES: July 25, 1998
(AFFIX SEAL)

NOTARY PUBLIC STATE OF TENNESSEE AT LARGE DAVIDSON COUNTY

Mail

THIS INSTRUMENT WAS PREPARED BY
FRANK M. NEWMAN, ATTORNEY, 2623 LEBANON ROAD, DONELSON, TN 37214

NAME	ADDRESS	
ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Mr. R. E. Baker (NAME)	same (NAME)	Map 75
1701 Graybar Lane (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	P/O Par 55
Nashville, Tenn. 37215 (CITY) (STATE) (P.O. ZIP)	(CITY) (STATE) (ZIP)	

QUITCLAIM DEED

WHEREAS, Margaret Baker Parker devised, by her will of record in Will Book 180, page 200, in the Office of the Probate Court Clerk of Davidson County, Tennessee, to James Luter and his wife, Lucy Luter, a life estate in the house in which they live, together with the yard around their house, barn, crib and the garden which they now cultivate together with the right of ingress and egrees to the same and the right to use water from the home of the said Margaret Baker Parker with the remainder over to the grantees herein.

NOW, THEREFORE, for and in consideration of $1.00, cash in hand paid, the receipt of which is hereby acknowledged and other good and valuable consideration, we, James Luter and wife, Lucy Luter, do hereby quitclaim and convey to James Howard Baker, Robert Edward Baker, Charles Donald Baker, James Otis Baker and Alice Baker Bagwell, the residuary legatees mentioned hereinabove, all of our right, title and interest as devised to us by the will of Margaret Baker Parker as aforesaid, the same being a life estate, the right of ingress and egress and the right to use water, in, to and from the following described property located in the Fourth Civil District of Davidson County, Tennessee described as follows, to wit:

BEGINNING at the southwest corner of the tract of land herein conveyed and the northwest corner of Tract No. 2 conveyed by the other heirs of B. H. Baker, deceased, to O. O. Baker, the hereinafter described property being Tract No. 1 according to a survey made on October 23, 1940 of the lands of B. H. Baker, deceased, said beginning point being approximately in the center of the Old Hickory Boulevard; thence North 73° East 368 feet; thence North 70° 55' East 188 feet; thence South 18° 45' East 726 feet to a point in the center of Stone's Creek; thence North 51° 55' East 877 feet to a point in said creek; thence North 85° 40' East 222 feet to a point in the center of creek; thence North 78° 05' East 113.5 feet to a point in the center of said creek, same being the southeast corner of the tract herein conveyed; thence leaving center of said creek North 2° 10' East 1160 feet to a point the northeast corner of the tract herein conveyed; thence South 86° 30' West 1720 feet to a point approximately in the center of Old Hickory Boulevard, as aforesaid; thence South 20° 30' West 475 feet to a point in the western margin of said boulevard; thence South 4° 50' East 628 feet to the point of beginning containing 46.73 acres, more or less.

BEING a part of the same property conveyed to Margaret Baker (Margaret Baker and Margaret Baker Parker being one and the same person) by deed from F. G. Baker et ux, et als as of record in Deed Book 1157, page 587, in the Register's Office for Davidson County, Tennessee and the interest herein conveyed passing to the grantors herein by the will of Margaret Baker Parker as of record in Will Book 180, page 200, in the Office of the Probate Court Clerk of Davidson County, Tennessee.

By this instrument, James Luter and wife, Lucy Luter, are conveying by Quitclaim Deed all of their interest, rights and privileges to said property described hereinabove as devised to them by the will of Margaret Baker Parker as aforesaid.

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

WITNESS our hands this 30th day of September, 1994.

James Luter
JAMES LUTER

Lucy Luter
LUCY LUTER

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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 JAMES LUTER and wife, LUCY LUTER, the 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.

WITNESS my hand and official seal at office this 30th day of September, 1994.

Nancy P. Cathey
NOTARY PUBLIC

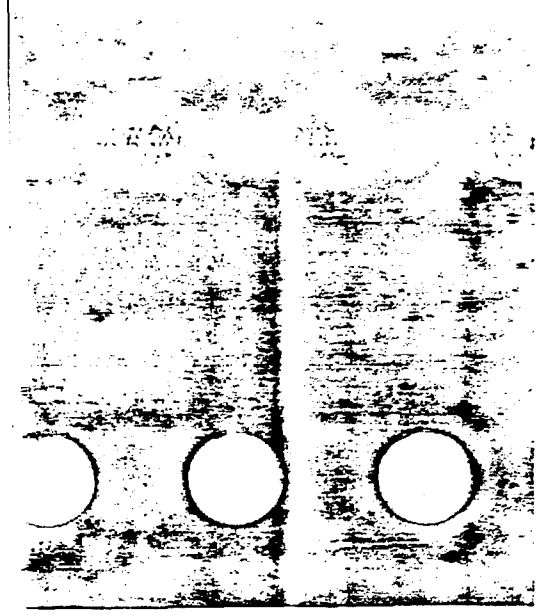
NOTARY PUBLIC TENNESSEE

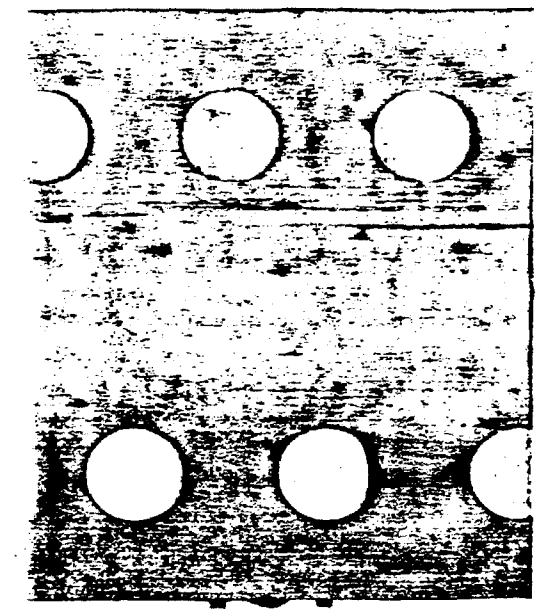
My Commission Expires: 1-27-96

96451
IDENTIF. & REFERENCE

94 OCT -3 PM 2:36
FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TN.

4409 10/03 0101 03CHECK 46.00





OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 9482 PG 627

CO - CONVEYANCE
MO - MORTGAGE
WD - WARRANTY DEED
TD - TRUST DEED

CC - CERTIFIED COPY
REL - RELEASE
UCC - UNIFORM COMMERCIAL CODE

MISC - MISCELLANEOUS
CO Tx - STATE TAX CONVEY
MO Tx - STATE TAX MORT
PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT 10000.00
CON TX 37.00
PRFEE 1.00
~~MREED 8.00~~
~~TOTAL 46.00~~
CHECK 46.00
10/03/94 01 14:35 0001 4409

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

96451
IDENTIF. ↑ REFERENCE

94 OCT -3 PM 2:36
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 840654