27-6

MAIL TAX NOTICES TO
NEW OWNER(S) @: P.O. Box 148026
Nashville, TN 37214

BOOK 9555PG478

STATE OF TENNESSEE }
ss:
DAVIDSON COUNTY }

This Instrument Prepared from Information Provided by the Parties By:
SMITH & ARCHER, P.C., Attorneys-at-Law
Nashville, Tennessee **(ldv)**

QUITCLAIM DEED:

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 DOLLARS ($10.00), and other good and valuable considerations, the receipt of which is hereby acknowledged, I, the undersigned, **WERNER R. MUGGLER**, do hereby transfer, convey and quitclaim unto **ELFRIEDE MUGGLER**, her heirs and assigns, forever, all my right, claim and interest in and to those certain parcels of real estate situated in the Davidson County, Tennessee, and being further described as follows, to-wit:

TRACT 1:

Land in Davidson County, Tennessee, being **Lot No. 3** on the Plan of **Woodwind Subdivision, Section 1**, as of record in Plat Book 6900, Page 763, said Register's Office, to which reference is hereby made for a more complete legal description

Being the same property conveyed to Werner R. Muggler and wife, Elfriede Muggler by deed from EBM, Investments, Inc., of record in Deed Book 7848, page 695, Register's Office of Davidson County, Tennessee.

This property has a common street address of **2833 Airwood Drive, Nashville, TN 37214.**

This property is **Map and Parcel Number 095-8-0-237.00.**

TRACT 2:

Land in Davidson County, Tennessee, being **Lot No. 4** on the Plan of **Woodwind Subdivision, Section 1**, as of record in Plat Book 6900, Page 763, said Register's Office, to which reference is hereby made for a more complete legal description.

Being the same property conveyed to Werner R. Muggler and wife, Elfriede Muggler by deed from EBM Investments, Inc., of record in Book 7848, Page 686, said Register's Office.

This property has a common street address of **2837 Airwood Drive, Nashville, TN 37214.**

This property is **Map and Parcel Number 095-08-0-238.00.**

TRACT 3:

Being **Lot No. 82** on the Plan of **Perry Heights**, as of record in Book 2900, Page 18, Register's Office for said County, to which plan reference is herein made for a more complete description.

Being the same property conveyed to Werner R. Muggler and wife, Elfriede Muggler by deed from Vernon K. Bonner and wife, Beverly D. Bonner of record in Book 5998, Page 607, said Register's Office.

This property has a common street address of **442 Donelson Pike, Nashville, TN 37214.**

This property is **Map and Parcel Number 096-13-0037.00.**

TRACT 4:

Land in Davidson County, Tennessee, being **Lot No. 109** on the Plan of **Perry Heights** as of record in Book 2900, Page 18, Register's Office for Davidson County, Tennessee.

Said Lot No. 109 fronts 79.8 feet on the westerly side of Donelson Pike and runs back 159.9 feet on the northerly side line and 133.1 feet on the southerly side line to a broken line at the rear measuring 89.7 feet thereon; together with whatever right, title, interest or claim thereto connected, that Grantors may have in or to or upon parcel B as shown on the Plan of Addition to Perry Heights, Lots 82, 107, 108, and 109, as of record in Book 5210, Page 18, Register's Office for Davidson County, Tennessee, and to that portion lying between Lot 109 and said Addition No. B thereto, all of which Grantors additionally quitclaim unto Grantees herein.

Being the same property conveyed to Werner R. Muggler and wife, Elfriede Muggler by deed from Jeffrey G. Castleman, Sr. and wife, Terri Faye Castleman of record in Book 5988, Page 981, said Register's Office.

This property has a common street address of **440 Donelson Pike, Nashville, TN 37214.**

This property is **Map and Parcel Number 096-13-0036.00.**

TRACT 5:

Being **Lot No. 108** on the Plan of **Perry Heights**, which is of record in Plat Book 2900, Page 18, Register's Office for Davidson County, Tennessee.

Said Lot No. 108 fronts 80 ft. on front, 118.9 ft. on the north, 159.9 ft. on the south to a line in the rear measuring 85.0 ft. according to a survey by John Kohl dated August 6, 1980.

Being the same property conveyed to Werner R. Muggler and wife, Elfriede Muggler by deed from John L. Lloyd and wife, Fayrene L. Lloyd of record in Book 5983, Page 471, said Register's Office.

This property has a common street address of **438 Donelson Pike, Nashville, TN 37214.**

This property is **Map and Parcel Number 096-13-0-035.00.**

TRACT 6:

Parcel C on the Plan of **Perry Heights** as recorded in Book 5210, Page 318, Register's Office, Davidson County in the First Civil District of Metropolitan Nashville Davidson County, Tennessee, lying west of the relocated Donelson Pike and south of Wellman Drive and being more fully described as follows:

BEGINNING at an iron pin on the westerly right-of-way line of the relocated Donelson Pike and the extension, eastwardly, of the common line of Lots 109 and 108 of Perry Heights as recorded in Book 2900, Page 18, Register's Office, Davidson County, and proceeding as follows: With said common line north 64 degrees 25' 03" west, 43.07 feet to an iron pin on the original center line of Donelson Pike; thence northwardly with said line and a 1,475 foot radius curve to the right 81.69 feet to an iron pin on the extension of the common line of Lots 108 and 107; thence with this line extended south 66 degrees 24' 56" east, 29.75 feet to an iron pin in the westerly right-of-way line of the relocated Donelson Pike; thence southwardly with said line and a 1,472.70 foot radius curve to the left 84.58 feet to the POINT OF BEGINNING and containing 3,024 square feet or 0.07 acre as surveyed to Ragan-Smith-Murphy and Assoc., Inc. in August of 1980.

Being part of the old right-of-way of the Old Donelson Pike. Also, being part of the old Craig property of record in Book 4180, Page 553, Register's Office for Davidson County, Tennessee.

See Notes on above Plan of Perry Heights which controls access to and from Donelson Pike and retains easements for water and gas mains as shown on said plan.

Being the same property conveyed to Werner R. Muggler and wife, Elfriede Muggler by deed from John L. Lloyd and wife, Fayrene L. Lloyd of record in Book 5993, Page 471, said Register's Office.

This property has a common street address of **Donelson Pike, Nashville, TN 37214.**

This property is **Map and Parcel Number 096-13-192.**

TRACT 7:

Being **Lot No. 3** on the Plan of **Perry Heights**, as of record in Book 2900, Page 18, Register's Office for said county.

Said lot fronts 68 feet on the north side of Wellman Drive and runs back 178.4 feet on the west line and 198.5 feet on the east line to a dead line in the rear on which it measures 111 feet.

Being the same property conveyed to Werner R. Muggler and wife, Elfriede Muggler by deed from Donald Sorey and wife, Sheila A. Sorey, of record in Book 6730, Page 669, said Register's Office.

This property has a common street address of **2726 Wellman Drive, Nashville, TN 37214.**

This property is **Map and Parcel Number 096-13-0-017.00.**

TRACT 8:

Land in Davidson County, Tennessee, being **Lot 6** on the Final Plat, **Woodwind Subdivision, Section 1**, of record in Book 6900, Page 213, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description of said lots.

Being the same property conveyed to Werner R. Muggler and wife, Elfriede Muggler by deed from EBM Investments, Inc., of record in Book 8243, Page 649, said Register's Office.

This property has a common street address of **2824 Airwood Drive, Nashville, TN 37214.**

This property is **Map and Parcel Number 095-12-0-188.00.**

TRACT 9:

Being **Lot No. 75** on the Plan of **Perry Heights** as of record in Book 2900, Page 18, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete legal description.

Being the same property conveyed to Werner R. Muggler and wife, Elfriede Muggler by deed from Barry S. Van Dohlen and wife, Judith A. Van Dohlen, of record in Book 6168, Page 806, said Register's Office.

This property has a common street address of **2719 Nodyne Drive, Nashville, TN 37214.**

This property is **Map and Parcel Number 096-13-0-057.00.**

TRACT 10:

Being **Lot No. 76** on the Plan of **Perry Heights Subdivision**, as of record in Book 2900, Page 18, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete legal description.

Being the same property conveyed to Werner R. Muggler and wife, Elfriede Muggler by deed from Charles F. Spangler and wife, Brenda W. Spangler of record in Book 5998, Page 922, said Register's Office.

This property has a common street address of **2721 Nodyne Drive, Nashville, TN 37214.**

This property is **Map and Parcel Number 096-13-0-058.00.**

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

Whenever used, the singular shall include the plural and the plural the singular, and the reference to any gender shall include reference to all genders.

WITNESS MY HAND, this 21st day of December, 1994.

Muggler

WERNER R. MUGGLER

STATE OF TENNESSEE)
ss:
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned authority, a Notary Public in and for said county and state, the within named WERNER R. MUGGLER, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he executed the foregoing instrument (QUITCLAIM DEED) for the purposes therein contained.

WITNESS MY HAND AND OFFICIAL SEAL at office this the 21st day of December, 1994.

Dawn Eubanks
NOTARY PUBLIC

My commission expires: 1/24/98

I hereby swear or affirm that the actual consideration for this transfer is NONE.

AFFIANT

SWORN to and subscribed before me, this the 21st day of December, 1994.

Dawn Eubanks
NOTARY PUBLIC

My commission expires: 1/24/98

20299
IDENTIFICATION REFERENCE

94 DEC 27 PM 1:38
REGISTER
DAVIDSON COUNTY, TN.

5445 12/27 0101 03CHECK 20.00

N:\WPS1\DOC\MUGGLER.QD1