BOOK 9785 PG 947

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FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

0097252

IDENTIF. & REFERENCE

B44/4

THIS INSTRUMENT PREPARED BY:

GULLETT, SANFORD, ROBINSON & MARTIN
230 Fourth Avenue, North
Third Floor
P. O. Box 198888
Nashville, Tennessee 37219
(615) 244-4994

This transfer is exempt from real estate transfer tax pursuant to T.C.A. §67-4-409(a)(3)(A).

Address New Owner As Follows:	Send Tax Bill To:	Map-Parcel Numbers
Donald W. & Janice R. Milliken 2986 Morgan Court Joelton, TN 37080	- SAME -	Map 029 Parcels 40, 41 and 334

QUITCLAIM DEED

KNOW ALL PERSONS by these presents that Donald W. Milliken, a married person ("Grantor"), for and in consideration of love and affection and the sum of Ten and no/100 Dollars ($10.00), cash in hand paid, and other good and valuable consideration, the receipt of which is hereby acknowledged, and for the purpose of creating a tenancy by the entirety, pursuant to T.C.A. §66-1-109, between the Grantor and the Grantor's spouse, and thereby vesting fee simple title in the subject property in the Grantor and the Grantor's spouse, hereby releases, remises and quitclaims unto Donald W. Milliken and wife, Janice R. Milliken, all right, title and interest of the Grantor in and to certain tracts

or parcels of land in Davidson County, Tennessee, being more particularly described on Exhibit A attached hereto and incorporated herein by reference.

It is the Grantor's intention by this instrument to create an estate by the entireties in and to the entire interest in the subject property previously held by the Grantor.

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

WITNESS my hand this 31 day of August, 1995.

GRANTOR:

Donald W. Milliken

Donald W. Milliken

0830 09/06 0101 03CHECK 16.00

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Donald W. Milliken, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 31 day of August, 1995.

G.W. Williams

Notary Public

My Commission Expires: G.W. WILLIAMS JR. NOTARY PUBLIC DAVIDSON COUNTY

G.W. WILLIAMS
Notary Public, Davidson County
My Commission Expires July 27, 1998

EXHIBIT A

TRACT ONE:

Land situated in the 14th District of said County and State, and more particularly described as follows:

Beginning at a spike in the center of Gray's Point Road, this point being the N.E. corner of Albert Proctor's property, running N. 27° 30' E. 130' with the center of Gray's Point Road to a spike, this point being the S.E. corner of J. E. Proctor's 15 87/100 acre tract; turning and running N. 23° 30' W. 200' with the South boundary line of J. E. Proctor's 15 87/100 acre tract to an iron pipe; thence turning and running S. 26° W. 228' to a stake in a wire fence, this point being in the North boundary line of Albert Proctor's property; thence turning and running S. 52° E. 154.3' to the beginning, containing 0.47 acres more or less.

TRACT TWO:

Land situated in the 14th Civil District of said County and State, beginning at a point in the center of Gray Point Road, A. G. Milliken's southeast corner; thence N. 23° 30' west 200 feet to a point, turning and running thence South 45° E. 167 feet to a point in the center of Gray Point Road; thence with the center of Gray Point Road S. 27° 30' West 70 feet to the point of beginning, containing .13 Acre according to survey of C. J. Carne, Surveyor, of May 9, 1956.

TRACT THREE:

A Certain tract of land in the 14th District of Davidson County, Tennessee located on the West Side of Gray's Point Road about 1 mile west of Eaton's Creek Road.

Beginning at a point which is Aldridge C. Milliken's Northeast corner of his .46 acre tract; thence North 49° West 171 feet to a point; thence South 15° West 250 feet to a point in a Branch; thence south 52° East with Albert Proctor's line 120 feet to a point in Albert Proctor's line; thence North 26° East 228 feet to the point of beginning and containing .75 Acres according to a survey of C. J. Carney dated April 24, 1965.

TRACT FOUR:

Land situated in the 14th (formerly the 24th) Civil District of said County:

Beginning at a stone in the center of the Ridge Road, the Northeast corner of a tract formerly conveyed by us to said J. E. Proctor, thence with the Northeast boundary thereof N 23 1/2 W 107 poles to a stone with two Hickory, two Black Oak and White Oak pointer, the original Northwest corner, thence with the original North boundary, 587 1/2 E 33 poles to a stake and pointer on the west side of a hollow, thence S. 17 E 88 poles to a stone in the center of said Ridge road, and with same N 67 3/4 W 5 poles to a stone, thence 566 W 4 poles to a stone, thence S 27 1/2 W 11 poles to the beginning, containing 15 87/100 acres, more or less.

Beginning at a stone in the center of the Ridge Road, the North East corner of the tract conveyed to J. H. Procter, thence with his North boundary line North 42 degrees west 59 poles to a stake with Hickory pointers in the original west boundary, thence with same North 2 degrees East 70.8 poles to a stone with two Hickory, two Black Oak and White Oak pointers, the original Northwest corner, thence South 23 1/2 degrees East 107 poles to a stone in the center of the Ridge Road, and with same South 27 1/2 degrees west 20 poles to the Beginning, containing 14.94 acres, more or less.

Included in the above description but expressly excluded from this deed is that property heretofore conveyed by grantors by deeds of record in Book 2157, page 303, Book 2544, page 127, Book 111, page 547, dated May 11, 1965, Book 4483, page 793, and Book 4309, page 424.

Being the same property conveyed to Donald W. Milliken by deed from Donald W. Milliken, Executor of the Estate of Aldridge G. Milliken, of record in Book 9785, page 943, Register's Office for Davidson County, Tennessee.