18

THIS INSTRUMENT PREPARED BY:
BASS, BERRY & SIMS (JCG)
2700 First American Center
Nashville, Tennessee 37238
Doc. 0451946

BOOK 10083 PG 470

QUITCLAIM DEED

:Address New Owner(s) :As Follows:	: Send Tax Bills To:	: Map Parcel Numbers:
:Andrew H. Miller :301 Walnut Drive :Nashville, Tenn. 37205	: Same	: Map 116-07 : Parcel 84

WHEREAS, I, Scott P. Miller, am an owner of the property hereinafter described as a tenant by the entirety with my spouse, Andrew H. Miller;

WHEREAS, I now desire to convey to my spouse, Andrew H. Miller, all my right, title and interest in such property, so that he will be the sole owner of said property;

NOW, THEREFORE, and in consideration of love and affection (and no monetary consideration), I, Scott P. Miller, do hereby quitclaim and convey unto my spouse, Andrew H. Miller, all of my right, title and interest in and to the following described tract or parcel of land hereinafter described as follows:

A certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

Being Lot No. 14 and the southerly part of Lot No. 15 on the plan of D. F. Kenner's Walnut Grove Subdivision, as of record in book 974, page 2, Register's Office for said County, described according to a survey made by S. R. Sanford, Jr., March 24, 1938, as follows:

Beginning at an iron pin on the westerly margin of Walnut Drive, at the corner of lots Nos. 13 and 14: thence with the line between said two lots, westwardly 270 feet to the easterly margin of Glenside Avenue; thence with said Avenue, northwardly 105 ft to the southerly margin of a proposed 50 foot street; thence with said proposed street, eastwardly 235 feet, more or less, to an iron pin on the westerly margin of Walnut Drive; thence with said Drive, southeastwardly 80.55 feet to the end of a curve, continuing with said Drive, southwardly 50 feet to the beginning.

Being the same property conveyed to Andrew H. Miller and wife, Scott P. Miller, by deed of record in Book 3183, page 133, Register's Office for Davidson County, Tennessee.

The foregoing description is the same as that contained in the prior deed.

0191679
IDENTIF. & REFERENCE

96 JUN 11 PM 3:42
ELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TN.

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

This is improved property known as 301 Walnut Drive, Nashville, Tennessee.

IN WITNESS WHEREOF, the undersigned has executed this instrument on this 11th day of June, 1996.

Scott P. Miller
Scott P. Miller

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for the State and County aforesaid, Scott P. Miller, the within named 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.

WITNESS my hand, at office, this 11th day of June, 1996.

Rugenia Hines
Notary Public

My Commission Expires:
1-29-2000

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

The actual consideration for this transfer is $-0-.

Andrew H. Miller
Andrew H. Miller

Subscribed and sworn to before me
this 11th day of June, 1996.

Rugenia Hines
Notary Public

My Commission Expires:
1-29-2000

2338 06/11 0101 03CHECK
8.00