QUITCLAIM DEED

ADDRESS OF NEW OWNER	SEND TAX BILL	MAP/PARCEL NO.
David E. Stephens, Jr. 14374 Old Hickory Blvd. Antioch, TN 37013	SAME	

THIS INSTRUMENT PREPARED BY:

Charles C. Morrow, Attorney
3221 Nolensville Rd., Ste 102
Nashville, TN 37211

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer is $ none .

David E. Stephens, Sr.
(Affiant)

SWORN TO AND SUBSCRIBED BEFORE ME THIS 12 DAY OF JULY, 1996.

Brenda G Emery
NOTARY PUBLIC

MY COMMISSION EXPIRES JAN. 26, 1997
NASHVILLE, TN 37209

My Commission Expires: _____

FOR AND IN CONSIDERATION of One Dollar ($1.00) and the premises herein contained (no monetary consideration) to transfer title in said property, we, David E. Stephens, Sr. and wife, Sherry J. Stephens, and Ruth P. Stephens, do hereby quitclaim and convey unto David E. Stephens, Jr., a single person, his successors and assigns, the following described two tracts or parcels of land, to-wit:

Being two tracts of land in the 2nd Civil District of Davidson County, Tennessee and being more particularly described as follows:

TRACT 1
Beginning at the northeast corner of the David E. Stephens property as recorded in Book 5169, page 482; thence along said Stephens' easterly line S 07° 27' 50" W 169.81 feet to an iron rod; thence along a new line N 82° 55' 31" W 290.76 feet to an iron rod; thence N 07° 27' 50" E 169.81 feet to an iron rod; thence along Stephens' northerly line S 82° 55' 31" E 290.76 feet to the point of beginning and containing 1.13 acres.

Being a portion of the same property conveyed to David E. Stephens, Sr. and wife, Sherry J. Stephens, from Pat Nichols, Trustee, by deed as of record in Book 5169, page 482, RODC.

TRACT II
Beginning at the northeast corner of the David E. Stephens property as recorded in Book 5169, page 482; thence along the lines of the Ruth P. Stephens, property as recorded in Book 1555, page 8 and Book 6405, page 142 S 82° 55' 31" E 161.61 feet to an iron rod; thence S 33° 27' 43" E 130.77 feet to an iron rod at a fence corner; thence S 33° 15' 37" W 199.09 feet to an iron rod at a 10" cedar tree; thence S 59° 46' 08" E 280.47 feet to a 36" elm tree at a fence corner; thence along a new line S 15° 18' 33" W 292.19 feet to an iron rod; thence N 71° 36' 55" W 335.15 feet to an iron rod; thence along the lines of Michael H. Stephens as recorded in Book 8380,

page 275 N 11° 41′ 14" E 200.12 feet to an iron rod; thence N 78° 07′ 18" W 25.09 feet to an iron rod; thence along the aforementioned David E. Stephens' lines N 07° 27′ 50" E 240.13 feet to an iron rod; thence N 82° 32′ 10" W 40.00 feet to an iron rod; thence N 07° 27′ 50" E 169.81 feet to the point of beginning and containing 3.88 acres.

Being a portion of the same property conveyed to Eugene T. Stephens and wife, Ruth P. Stephens, from W. L. Drumright and wife, Rachel S. Drumright, by deed as of record in Book 1555, page 8 and a portion of the property conveyed to Ruth P. Stephens from Covenant Community, a partnership, by deed as of record in Book 6405, page 142 RODC.

This is unimproved property known as 14374 Old Hickory Boulevard, Antioch, Davidson County, Tennessee 37013.

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

The said Ruth P. Stephens joins in this deed to convey the interest of her property that is included in Tract II but cannot be identified by metes and bounds.

IN WITNESS WHEREOF we have hereunto set our hands on this 12 day of July, 1996.

David E Stephens, Sr.
David E. Stephens, Sr.

Sherry J Stephens
Sherry J. Stephens

Ruth P. Stephens
Ruth P. Stephens

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named David E. Stephens, Sr., Sherry J. Stephens, and Ruth P. Stephens, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee this 12 day of July, 1996.

Brenda W Emery
NOTARY PUBLIC

My Commission Expires: MY COMMISSION EXPIRES JAN. 25, 1997 NASHVILLE, TN 37203

NOTARY PUBLIC

364/STEPHENS.QCD

BOOK 10121 PG 655

SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT THE INFORMATION SHOWN HEREON IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF.

DATE 5/23/96

JAMES R. STINSON REGISTERED LAND SURVEYOR TENNESSEE NO. 1621

BOUNDARY SURVEY
OF A PORTION OF THE
DAVID E. STEPHENS & RUTH P. STEPHENS PROP.

TAX MAP 173, PARCEL 130 & 89

2ND CIVIL DISTRICT OF DAVIDSON CO., TN.

DATE: 5/23/96 SCALE: 1" = 100'

PREPARED FOR: DAVID E. STEPHENS JR.
14374 OLD HICKORY BLVD.
ANTIOCH, TN. 37013
(615) 941-1570

PREPARED BY: JIM STINSON, RLS # 1621
6157 PETTUS ROAD
ANTIOCH, TN. 37013
(615) 941-1149

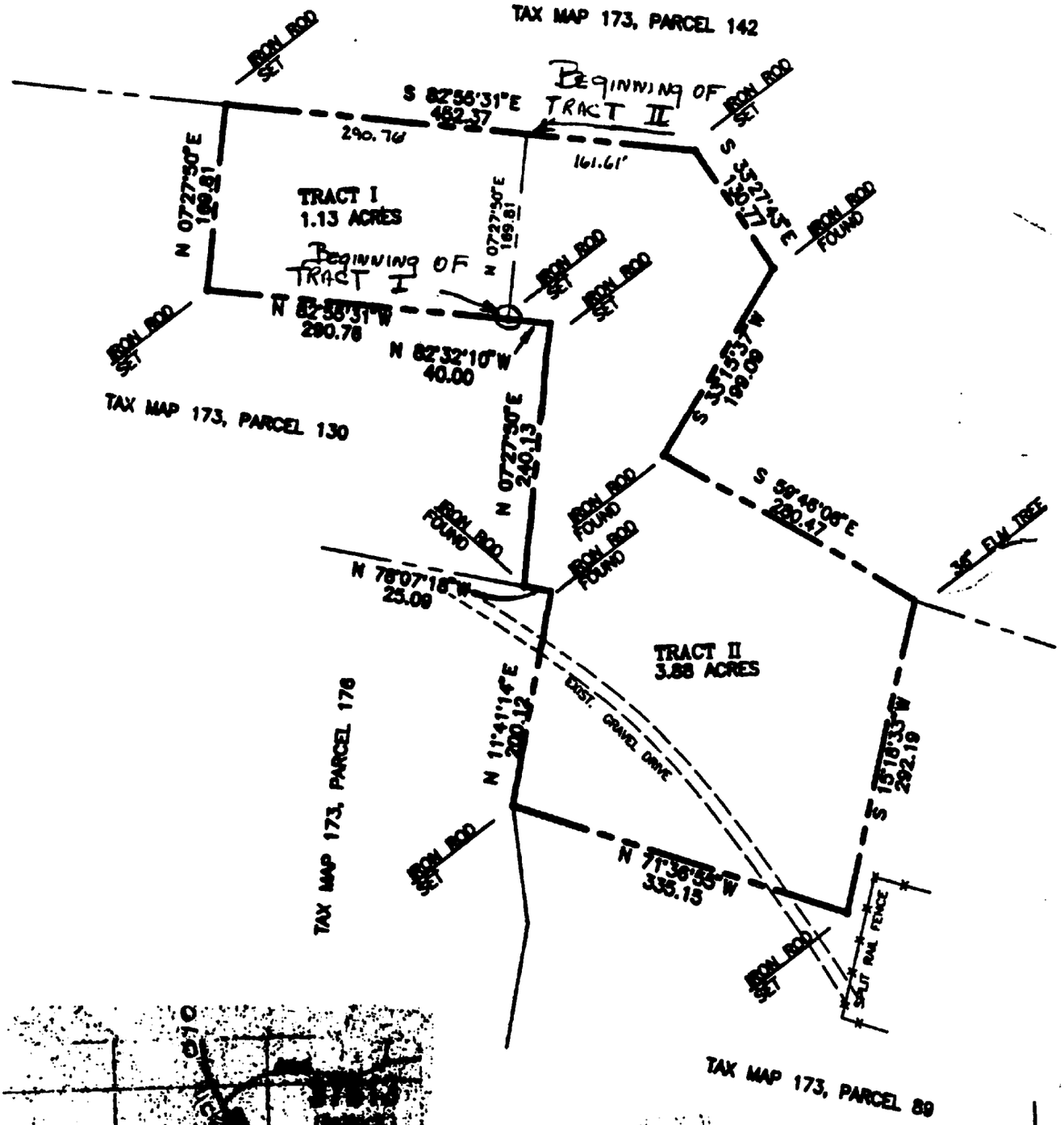
STEVE SANDERS RLS #1585
217 WHEELER AVE.
NASHVILLE, TN. 37211
(615) 331-3331

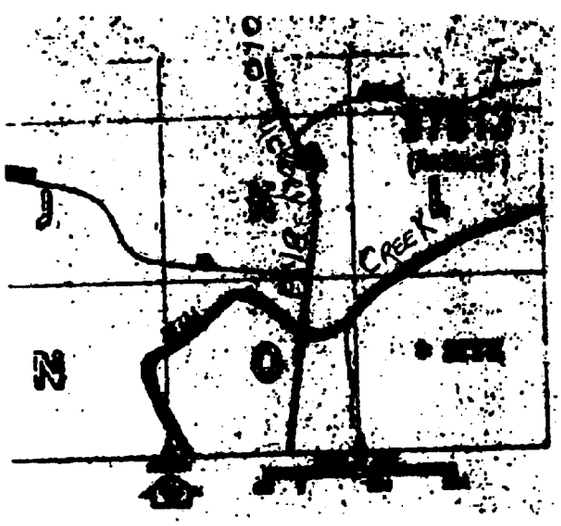
PICK-UP

0203843
IDENTIF. A REFERENCE

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

BOOK 10121 PG 656





LOCATION MAP

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED