THIS INSTRUMENT PREPARED BY:
JOHN M. CANNON
CANNON, CANNON, & COOPER, P.C.
1000 Northchase, Suite 109
P. O. Box 749
Goodlettsville, TN 37070-0749

Based on information provided by the parties.

QUITCLAIM DEED

ADDRESS NEW OWNER(S):	SEND TAX BILLS:	MAP & PARCEL:
John D. Brummett	GMAC Mort. Corp	075-00-0-023.00
4239 Hermitage Road	8360 Old York Rd.	
Old Hickory, TN 37138	Elkins Park, PA	
	19117-1590	

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $ -0-.

Sworn to and subscribed before me, this 26th day of August, 1996.

Kristina Brummett
AFFIANT

Howard R Trauger
NOTARY PUBLIC

My Commission Expires: 9/26/96.

FOR AND IN CONSIDERATION OF the sum of Ten ($10.00) Dollars cash in hand paid by the hereinafter named "Grantee" and other good and valuable consideration, the receipt of which is hereby acknowledged, I/we, KRISTINA BRUMMETT, "Grantor," by these presents, do hereby quitclaim and convey unto JOHN D. BRUMMETT, "Grantee," his heirs and assigns, all my interest in and to the following described property in Davidson County, Tennessee:

TRACT 1: A tract of land in the 4th Civil District of Davidson County, Tennessee, being a part of the tract of 68.8 acres, more or less, formerly owned by the Cowgill Estate, a plan of which is of record in Book 421, page 137, Register's Office for said County, being east of and adjoining Tract No. 6 on the survey made by John H. Perry, Surveyor, for Wilson County, Tennessee, October 19, 1949, described as follows:

Beginning at an iron pin at J.C. Lorance's northeast corner where a line running south 89 degrees and 30 minutes east crosses a line running south no degrees and 45 minutes west; thence east 25 feet on a line running south 89 degrees and 30 minutes east to an iron pin; thence north 200 feet on a line running south no degrees and 30 minutes west to an iron pin; thence west 24.5 feet on a line running south

89 degrees and 30 minutes east; thence 200 feet south on a line, running south no degrees and 45 minutes west to the beginning.

TRACT 2: Being a tract of land in the 4th Civil District of said county, being a part of the tract of 68.8 acres, more or less, formerly owned by the Cowgill Estate, a plan of which is of record, Book No. 421, page 137 Register's Office for said County, being Tract No. 6 on the survey made by John E. Perry, Surveyor, for Wison County, Tennessee October 19, 1949, described as follows:

Beginning on a cross in the Hadley's Bend Road at J.C. Lorance's northwest corner and runs south 89 1/2 degrees east passing over an iron pin in the old fence row on the east side of said road 18 feet north of a Hackberry tree 277 feet to an iron pin, Lorance's northeast corner; thence north 3/4 degrees east 200 feet to an iron pin, the northeast corner of this lot; thence north 89 1/2 degrees west 275.6 feet passing over an iron pin in the fence row on the east side of said road, 5.3 feet south of the center of a Hackberry tree to a point in the center of said road; thence south 1 3/4 degrees west 200 feet to the beginning.

Being the same property conveyed to John D. Brummett and wife, Kristina Brummet by deed of record in Book 9396, Page 88, Register's Office for Davidson County, Tennessee

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

This is improved property known as 4239 Hermitage Road, Old Hickory, TN 37138.

WITNESS my hand this 26 day of August, 1996.

Kristina Brummett
KRISTINA BRUMMETT

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for the aforesaid County and State, KRISTINA BRUMMET, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 26th day of August, 1996.

Howard R. Baier
NOTARY PUBLIC

My Commission Expires: 9/26/98.

96 SEP -4 AM 10:39
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN

0220951
IDENTIFICATION REFERENCE

3880 06/04 0101 03CHECK 8.