THIS INSTRUMENT PREPARED BY:

Homer R. Ayers, Attorney-at-Law
303 Frances Street, P.O. Box 904
Goodlettsville, Tennessee 37070-0904

Quitclaim Deed

ADDRESS NEW OWNERS:	PERSON OR ENTITY RESPONSIBLE FOR PAYMENT OF REAL PROPERTY TAXES:	MAP-PARCEL NOS.
James Edward Russell, et ux 7832 Old Springfield Pike Goodlettsville, TN 37072	Same as New Owner	Map 12 Parcel 188

THIS QUITCLAIM DEED, made and entered into on the day and date last written below, by and between NORTHFORK PROPERTIES, INC., a Tennessee corporation, (formerly Trailmont Park, Inc., a Tennessee corporation), hereinafter referred to as the "GRANTOR", and JAMES EDWARD RUSSELL and wife, WANDA J. RUSSELL, hereinafter referred to as the "GRANTEES";

WITNESSETH:

FOR AND IN CONSIDERATION of the sum of ONE and NO/100 ($1.00) DOLLARS cash in hand paid, the receipt of which is hereby acknowledged, and other good and valuable considerations, NORTHFORK PROPERTIES, INC., a Tennessee corporation, (formerly Trailmont Park, Inc., a Tennessee corporation), the GRANTOR, has this day bargained, sold and quitclaimed unto JAMES EDWARD RUSSELL and wife, WANDA J. RUSSELL, the GRANTEES, their heirs or assigns, all of the GRANTOR'S right, title and interest in certain real property in Davidson County, Tennessee, described as follows, to-wit:

BEING a parcel of land in the Second Civil District of Davidson County, Tennessee, north of Goodlettsville lying between the northerly margin of Old Springfield Highway and the southerly line of James E. Russell of record in Deed Book 8719, page 499, Register's Office for Davidson County, Tennessee, and being more particularly described as follows:

BEGINNING at an iron pin in the northerly margin Old Springfield Highway in the easterly margin of CSX Railroad being the southwest corner of said Russell; thence, with the southerly line of Russell, North 83 deg. 01' 03" East, 18.10 feet to a point; thence, with a curve concave to the south having a central angle of 50 deg. 57' 28", a radius of 275.00 feet and a chord of South 71 deg. 01' 49" East, 236.60 feet for an arc length of 244.58 feet to a point; thence, South 00 deg. 16' 33" East, 11.05 feet to a point in the northerly margin of Old Springfield Highway; thence, with said margin and a curve concave to the south having a central angle of 39 deg. 27' 17", a radius of 275.00 feet and a chord of North 65 deg. 08' 54" East, 185.65 feet for an arc length of 189.37 feet to a point; thence, North 83 deg. 58' 39" West, 73.72 feet to the point of beginning, containing 2,314 square feet or 0.05 acres, more or less.

BEING a part of the same property conveyed to Trailmont Park, Inc. by deed from Robert D. Schroeder, et ux, of record in Book 6820, page 133, Register's Office for Davidson County, Tennessee. Trailmont Park, Inc. changed its corporate name to Northfork Properties, Inc. by instrument filed in the Office of the Secretary of State for the State of Tennessee on May 28, 1996.

The mailing address for the said property is 7832 Old Springfield Pike, Goodlettsville, TN 37072.

The property description, as hereinabove set forth, was described from a survey dated January 10, 1997 by Crawford Land Surveyors, P.C.

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

IN WITNESS WHEREOF, the undersigned has hereunto set his hand this the 4th day of April, 1997.

NORTHFORK PROPERTIES, INC.

W.H. McClanahan Sr.

BY: W.H. McCLANAHAN, SR.,
President

5340 04/03 0101 03CHECK 8.00

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Before me, the undersigned, a Notary Public in and for said County and State, personally appeared W.H. McCLANAHAN, SR., with whom I am personally acquainted and who acknowledged himself to be the President of Northfork Properties, Inc., the bargainor, a Tennessee corporation, and as such President, being authorized so to do, executed the within instrument for the purposes therein contained by signing the name of the corporation by himself as President.

WITNESS my hand and official seal, this the 4th day of April, 1997.

NOTARY PUBLIC

HOMER R. AYERS
NOTARY PUBLIC AT LARGE
SUMNER COUNTY, TN
My Comm. Expires Sept. 17, 1997

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

The actual consideration or value, whichever is greater, for this transfer is NONE.

James Edward Russell
AFFIANT

Sworn to and subscribed before me this the 4th day of April, 1997.

NOTARY PUBLIC

HOMER R. AYERS
NOTARY PUBLIC AT LARGE
SUMNER COUNTY, TN
My Comm. Expires Sept. 17, 1997

0290760
IDENTIF. & REFERENCE

97 APR -3 PM 2:12
DAVIDSON COUNTY, TN

PICK-UP