THIS INSTRUMENT PREPARED BY:

JAMES A. CARNEY
Attorney at Law
905 Stahlman Building
Nashville, Tennessee 37201

QUITCLAIM DEED

BOOK 10534 PG 546

Name & Address of Property Owner(s):	Name & Address of Person or Entity Responsible for Payment of Real Property Taxes:	MAP PARCEL NUMBERS
Julie Gifford Duncan, et al,	NO MORTGAGE ESCROW	Map 021
etc. (NAME)	(NAME) SEND TAX BILLS TO:	Parcel 326
P. O. Box 216 (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS) SAME	
Whites Creek, TN 37189 (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of One dollar ($1.00), cash in hand paid, the receipt of which is hereby acknowledged, William Gifford and wife, Mary Sue Gifford, by these presents do hereby quitclaim and convey unto Julie Gifford Duncan and Mary Sue Gifford, with right of survivorship and not as tenants in common, their heirs ~~successors~~ and assigns, all our right, title and interest in and to the following described tract of land:

Being Lot No. 1 of the W. C. Gifford property, Section 1, located in Davidson County, Tennessee, according to a survey made by Bruce Rainey and Associates, Surveyors, dated January 17, 1986, of record in Book 6200, page 369, Register's Office for Davidson County, Tennessee.

Said Lot No. 1 fronts 155.97 feet on Clarksville Highway and runs back 625.78 feet along the curved westerly line and 514.12 feet along the easterly curved line to a dead line in the rear adjoining Lot No. 2 in said W. C. Gifford Subdivision, measuring 184.75 feet thereon.

Being a part of the same properties deeded to William Gifford by deed by Roy M. Babb, et al of record in Book 5600, page 855, Register's Office for Davidson County, Tennessee.

6134 07/18 0101 03CHECK 8.00

THIS IS IMPROVED PROPERTY, commonly known as 104 Babbs Drive, Joelton, Tennessee 37080

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 1.00

Subscribed and sworn to before me, this the 11th day of July 19 97

Affiant

My commission expires: 11-27-99 (Affix Seal)

Notary Public

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

Witness our hands this 11th day of July, 19 97, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

WILLIAM GIFFORD

MARY SUE GIFFORD

PICK-UP

03277772
IDENTIFICATION REFERENCE
97 JUL 18 AM 11:04
REGISTER
DAVIDSON COUNTY, TN

BOOK 10534 PG 547

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me the undersigned authority, *a Notary Public in and for said County and State* William Gifford and wife, Mary Sue Gifford,

the within named bargainor s, *with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that* they *executed the within instrument for the purposes therein contained.*

Witness my hand and official seal at Nashville, *Tennessee, this* _____ *day of* July, *19* 97.

Commission expires 11-27-99 _____ *Notary Public*

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, _____, *a Notary Public of the State and County aforesaid, personally appeared* _____, *with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged* _____ *self to be* _____ *of the* _____, *the within named bargainor, a corporation, and that* _____ *he as such* _____, *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* _____ *self as* _____.

Witness my hand and seal, at office in _____, *this* _____ *day of* _____, *19*____

_____ *Notary Public*

Commission expires _____

QUITCLAIM DEED

WILLIAM GIFFORD, et ux

TO

JULIE GIFFORD DUNCAN, et al, etc.

Compliments of
Chicago Title Insurance Company
First Floor — First American Center

Phone 255-4631
NASHVILLE, TENNESSEE 37238

Chicago Title Insurance Company
2000 Richard Jones Road
Nashville, Tenn. 37215
Phone 298-2627