This Instrument Prepared Without Title Search,
From Information Provided by the Parties, by:
JOHN P. BROWN, III, ATTORNEY AT LAW
4207 Lebanon Rd., Suite 200
Hermitage, TN 37076
PH: (615) 883-4998

PICK-UP

97 JUL 30 PM 12:15
FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TN.

IDENTIFICATION REFERENCE
03317766

FROM: DONNA DEE BATSON

TO: John P. Brown, III, Trustee
AND
FROM: John P. Brown, III, Trustee

TO: DONNA DEE BATSON & BRENT ALLEN BATSON as Tenants in Common with Right of Survivorship

ADDRESS NEW OWNER:
DONNA DEE BATSON & BRENT ALLEN BATSON
1206 Horseshoe Cove
Mt. Juliet, TN 37122

SEND TAX BILLS :
SAME AS NEW OWNER

MORTGAGEE:
NONE

MAP & PARCEL:
Map: 119-16
Parcel: 13, 14, & 58

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of Ten and No/100 ($10.00) Dollars, and for other good and valuable considerations, the receipt of which is hereby acknowledged, and for the express purpose of making a reconveyance to grant and convey any and all interest which I may have in the below described real property to myself and my son as tenants in common with right of survivorship, I, DONNA DEE BATSON have bargained and sold and by these presents do quitclaim and convey unto John P. Brown, III, hereinafter called the Trustee, his successors and assigns, all of my right, title and interest in and to a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

Situated in Davison County, Tennessee, being described according to an unrecorded survey by Briggs Engineering Co., Inc., 9000 Church Street East, Brentwood, Tennessee, Frank V. Neeley, Surveyor, License No. 1493, dated October 19, 1995, as follows:

COMMENCING at an iron pin, said pin being in the northwesterly margin of Drummond Drive; thence, with said margin of Drummond Drive, South 7 deg. 50' 32" West, 0.86 feet to an iron pin, said pin being in the southwesterly margin of Drummond Drive; thence, with said margin of Drummond Drive, South 51 deg. 02' 57" East, 210.47 feet to an iron pin; thence, leaving said margin of Drummond Drive, South 38 deg. 38' 54" West, 319.67 feet to an iron pin, said pin being in the northeasterly margin of Interstate Highway 24; thence, with said margin of Interstate

Highway, North 47 deg. 42' 12" West, 20 feet to a concrete highway monument; thence, leaving said margin of Interstate Highway 24, North 7 deg.50' 32" West 172.67 feet to an iron pin; thence, North 84 deg. 38' 20" West 224.64 feet to an iron pin, said pin being in the northeasterly margin of Interstate Highway 24; thence, with said margin of Interstate Highway 24, along a curve to the right with a central angle of 3 deg. 06' 13" and a radius of 5,579.58 feet, a distance of 302.24 feet to an iron pin; thence, leaving said margin of Interstate Highway 24, South 84 deg. 38' 20" East, 459.86 feet to the point of commencement, containing 2.424 acres.

Being the same property which was conveyed to DONNA DEE BATSON, in fee simple by Quitclaim Deed dated December 11, 1995, from Donald A. Miller and wife, Jane Miller, of record in Book 9884, Page 464, Registers Office for Davidson County, Tennessee. William Wayne Batson joins in this conveyance for the purpose of conveying any and all marital interest which he may have in the subject property.

And now I, the said **John P. Brown, III, Trustee**, for the express purpose of carrying out the intent of this conveyance, as set out above, do hereby quitclaim and convey unto DONNA DEE BATSON AND BRENT ALLEN BATSON, as tenants in common with right of survivorship, all of my right, title and interest in and to the same property hereinabove described and set forth, to which reference is here made, and said property is conveyed subject to such other limitations, restrictions, defects if any, and encumbrances as may affect the premises, as set forth above.

IN WITNESS WHEREOF, we have hereunto set our hands this the 21st day of July, 1997.

Donna Dee Batson
DONNA DEE BATSON

William Wayne Batson
WILLIAM WAYNE BATSON

John P. Brown III, Trustee
JOHN P. BROWN, III, TRUSTEE

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the Undersigned Notary Public in and for said County and State, the within named DONNA DEE BATSON the 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 Quitclaim Deed for the purposes therein contained.

Witness my hand and official seal this the 21st day of ~~August~~ July, 1997.

LuAnn W. Stinnett
NOTARY PUBLIC

My Commission Expires: 7/27/97

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the Undersigned Notary Public in and for said County and State, the within named WILLIAM WAYNE BATSON the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within Quitclaim Deed for the purposes therein contained.

Witness my hand and official seal this the 21st day of July, 1997.

NOTARY PUBLIC

My Commission Expires: 7/27/97

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

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Personally appeared before me, the Undersigned Notary Public in and for said County and State, the within named **JOHN P. BROWN, III**, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within Quitclaim Deed for the purposes therein contained.

Witness my hand and official seal this the 21st day of July, 1997.

NOTARY PUBLIC

My Commission Expires: 9-18-99

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

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

AFFIANT

Subscribed and sworn to before me this 25th day of July, 1997.

NOTARY PUBLIC

My Commission Expires: 9-18-99