THIS INSTRUMENT PREPARED BY JERRY W. HAMLIN, ATTORNEY-AT-~~LAW~~
ASHLAND CITY, TENNESSEE

EXECUTOR'S QUITCLAIM DEED

BOOK 10711 PG 130

ADDRESS OF NEW OWNER	SEND TAX BILLS TO	MAP AND PARCEL
Patty Ward 5338 Ridge Road Joelton, TN 37080	SAME	052/00400

028-00-0
034.00

WHEREAS Ommie Biggs died on April 10, 1993, leaving a will dated February 8, 1989, said will having been admitted to probate on the 27th day of May, 1993, in the Probate Court for Davidson County, Tennessee, Docket No. 93P-683. The will named Patty Ward as Executrix. The Executrix is duly qualified. All debts of the Decedent have been paid. The Tennessee Inheritance Tax clearance has been received, being Receipt No. NT 74189, a copy of which is attached as Exhibit 'A'. The Executrix, by signing this deed, releases any right she may have to recover this property in the event of the subsequent insolvency of this estate. In accordance with the provisions of the will of Ommie Biggs, I, **PATTY WARD, AS EXECUTRIX**, quitclaim to **PATTY WARD, AS RESIDUARY BENEFICIARY AND DEVISEE** of said real property all right, title and interest in the following described real estate in Cheatham County, Tennessee:

A certain lot or parcel of land situated in the 14th Civil District of Cheatham County, Tennessee, and described as follows, to-wit:

Beginning at a gum tree known and being the Cheatham County line, and running thence North 53-1/2 deg. South 7.28 poles; thence North 1-1/4 deg. East 8 poles; thence North 1/2 deg. West 7-1/4 poles; thence North 20-1/2 deg. East 11 poles; thence North 34 deg. East 15 poles; thence North 22 deg. East 14 poles; thence North 46-1/2 deg. East 13 poles, being the Frank Demonbreun line; thence, with Frank Demonbreun's line, North 87-1/2 deg. West 113 poles to the lands of Charles Cagle; thence, with said Cagle's line, South 71.2 poles to a stake in the Marrowbone Road; thence East, with the Marrowbone Road, to a white oak; thence, with the Marrowbone Road, South 89 deg. East 5-3/5 poles; North 58-1/2 deg. East 10 poles, North 60-1/2 East 8 poles; North 77 deg. East 19.2 poles; South 54-1/2 deg. East 6.2 poles to the beginning point, and containing 40 acres, more or less.

Being the same property conveyed to Ommie Biggs by deed from A.W. Burch and wife, Lizzie Burch; and W.E. Burch and wife, Nannie Burch; of record at Book 59, Page 600, Register's Office for Cheatham County, Tennessee.

INCLUDED in the above description but expressly EXCLUDED herefrom is a road located as it now runs, leading from the County Road to Sam Davis' house, and being 14 feet wide. This conveyance also INCLUDES but EXCLUDES a graveyard adjoining the church property, consisting of one-half of an acre in the shape of a square.

This transfer is by quitclaim, and we make no warranties about the title.

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

Witness our hands this the 16 day of September 1994.

Patty Ward

PATTY WARD, EXECUTRIX

STATE OF TENNESSEE)

COUNTY OF CHEATHAM)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named, Patty Ward, in her capacity as Executrix of the estate of Ommie Biggs, and has acknowledged that she has executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Ashland City, Tennessee, this the 16th day of September, 1994.

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Kitty M. Creel
NOTARY PUBLIC

My Commission Expires: 7/12/97

STATE OF TENNESSEE)

COUNTY OF CHEATHAM)

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

AFFIANT

Sworn to and subscribed before me this the 16th day of September, 1994.

Kitty M. Creel
NOTARY PUBLIC

My Commission Expires: 7/12/97

COUNTY, STATE OF TENNESSEE
Date of Instrument 9-21 1994
I, Dan Dawson, Register of said county, do certify that the foregoing instrument and certificate are registered in said office, in Book No. 355 Page No. 758
and that they were received 9-21 1994
at 10:00 O'clock A. M. and entered in Note Book 0 Page 287 Receipt No. 13676
Dan Dawson Register.

EXHIBIT 'A'

TENNESSEE DEPARTMENT OF REVENUE

NT 74189

NON-TAXABLE
CERTIFICATE

PATTY WARD
ESTATE REPRESENTATIVE

ACCT. NO. 94-05915

To JERRY W HAMLIN
110 FREY ST
ASHLAND CITY, TN 37015

Estate of:
BIGGS, OMMIE
DAVIDSON (19)
04/10/93

BOOK 10711 PG 132

THIS IS TO CERTIFY that a sworn Return for Inheritance Tax has been filed with this Department by the duly qualified representative of the above Estate. The values as reported on all forms of property within the return appear to be fairly reported. The allowance of all lawful debts, deductions and the applicable statutory exemption, exempts the estate from taxation.

As provided in Section 67-8-420, Tennessee Code Annotated, this certificate authorizes the Probate Court of the County wherein said Estate was administered to permit a final settlement or accounting by the aforesaid representative.

This, the 28th day of June, 19 94

COMMISSIONER OF REVENUE

By Vicki Jones
Director of Office Audit and Examination

15-002-1900

REV. 9-91

97 DEC -5 PM 1:40

PICK-UP

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