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JPS

This Instrument Prepared By:
Robert M. Holland, Jr., Esq.
TRABUE, STURDIVANT & DeWITT
2500 Nashville City Center
511 Union Street
Nashville, Tennessee 37219

BOOK 10817 PG 500

98 MAR -2 PM 4:27

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QUITCLAIM DEED

Address New Owner(s):	Send Tax Bills To:	Map/Parcel No.
Mr. and Mrs. James A. Ladieu 5575 Eatons Creek Road Joelton, TN 37080	New Owner	Map 29, Parcel 161 Map 38, Parcels 7 & 9

FOR VALUABLE CONSIDERATION and for the express purpose of making are-conveyance to create a tenancy by the entireties, I, ALBENNIA W. LADIEU, by these presents do hereby quitclaim and convey unto Robert M. Holland, Jr., Trustee, his successors and assigns, the property described on Exhibit A attached hereto.

And now, I, the said Robert M. Holland, Jr., Trustee, for the express purpose of carrying out the intent of this conveyance, as above set out, do hereby quitclaim and convey unto JAMES J. LADIEU AND WIFE, ALBENNIA LADIEU, their heirs and assigns, the same property hereinabove described and set forth, to which reference is here made.

IN WITNESS WHEREOF, we have hereunto set our hand(s) on this the 27th day of February, 1998.

Albennia W. Ladieu
ALBENNIA W. LADIEU

ROBERT M. HOLLAND, JR., Trustee

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Albennia W. Ladieu, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand, at Office, this 27th day of February, 1998.

Jean P. Shearer
Notary Public

My Commission Expires: 5-23-98

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Robert M. Holland, Jr., Trustee, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand, at Office, this 27th day of February, 1998.

Jean P. Shearer
Notary Public

My Commission Expires: 5-2398

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

The actual consideration for this transfer of property is good and valuable consideration, but no monetary consideration.

Albennia W. Ladieu
Affiant

Sworn to and subscribed before me on this the 27th day of February 1998.

Jean P. Shearer
Notary Public

My Commission Expires: 5-23-98

Exhibit "A"

TRACT NO. 1 (Map 38, Parcel 7)

A tract of land located at 5575 Eaton's Creek Road, Joelton, Davidson County, Tennessee 37080, and more particularly described as follows:

Being in Civil District No. 14, and BEGINNING at a stake the South East corner of my tract of land conveyed to me by H. Floto by deed registered in Book No. 186, at page 155 of the Register's Office of Davidson County, and running thence North 1¼° East 101 poles to a stake in the East margin of the public road; thence West 61-76/100 poles to a stake and pointers in a hollow; thence South 98-88/100 poles to a stake with black oak pointers; thence South 88° East 61-76/100 poles to the beginning, and containing forty acres.

A right of way is reserved through said land to the Marrowbone Road, and Matthew Conchin by deed of record in Book 259, page 189, Register's Office, Davidson County, Tennessee, conveyed to the said Ming Aita, a right of way leading from the said forty acre tract of land to the Floto Lane or Road.

TRACT NO. 2 (Map 29, Parcel 161)

A certain piece or parcel of land situated in the 14th, old 24th, Civil District of said County, on the head waters of Little Marrowbone Creek, bounded and described as follows, to-wit:

Beginning at a stone, hickory, dogwood and chestnut pointers, Cato's southwest corner; thence North 2° east 47-53/100 poles to a stake, chestnut and black oak pointers; thence North 88° West 50½ poles, to a stake in Garrett's east line, beech, black oak and dogwood pointers; thence South 2° West 47-53/100 poles to a stake, white oak and dogwood pointers; thence South 88° East 50½ poles to the beginning, containing fifteen acres.

TRACT NO. 3 (Map 38, Parcel 9)

Land in the 14th Civil District of Davidson County, Tennessee, described according to a survey by Donald R. Carver, Surveyor, dated July 2, 1969 as follows:

Beginning at a point in the westerly margin of Eaton's Creek Road, said point being 0.2 miles north of the northwest intersection of Eaton's Creek Road and Little Marrowbone Road; thence along the westerly margin of said Eaton's Creek Road North 13° 45' West 484.9 feet to an iron pin; thence North 87° 30' West 16 feet to an iron pin; thence South 4° 00' West 462 feet along the easterly margin of the Wright property to an iron pin; thence South 87° 30' East 157.4 feet to the point of beginning, containing 0.9 acres more or less.

Being the same property conveyed to Albennia W. Ladieu by deed of record in Book 2517, page 497, Register's Office for Davidson County, Tennessee.

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