BOOK 10867 PG 937

File Box 9B
First Title and Escrow Company, Inc.

THIS INSTRUMENT PREPARED BY:
George E. Mudter, Jr., Esquire
2000 Richard Jones Road, Suite 110
Nashville, Tennessee 37215

No. 15347

Address of New Owner(s):	Send Tax Bills To:	Tax Information:
William W. Hastings	New Owner	Map 130-7
4306 Harding Place		Parcel 42
Nashville, TN 37205		Field Book BM8350

QUITCLAIM DEED

FOR VALUABLE CONSIDERATION, the receipt and sufficiency of which is hereby acknowledged, James O. Hastings, Jr., married, (the "Grantor") does hereby quitclaim and convey unto William W. Hastings and wife, Tricia S. Hastings all of his right, title and interest in and to the following real property in Davidson County, State of Tennessee, to wit:

Land in Davidson County, Tennessee, being the easterly 100 feet of the westerly 200 feet of Lot No. 191 on the Plan of Royal Oaks Land Company's Subdivision of the Baker Tract, as of record in Book 421, pages 102 and 103, Register's Office for said County, and shown as Lot No. 191-B on the Map of a Resubdivision of Parts of Royal Oaks, as of record in Book 974, pages 4 and 5, said Register's Office.

Said Lot No. 191-B fronts 100 feet on the northerly side of Harding Place and runs back between lines, 260 feet on the easterly line and 256.6 feet on the westerly line to a dead line, measuring 100 feet thereon.

Being the same property conveyed to William W. Hastings and wife, Tricia S. Hastings and James O. Hastings, Jr., married by deed from J. Carlton Smith, Jr. and wife, Rebecca B. Smith of record in Book 10193, page 448, said Register's Office.

This is improved property known as 4306 Harding Place, Nashville, Tennessee 37205.

This is not the residence of James O. Hastings, Jr.

Whenever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, the Grantor has executed this instrument this 23rd day of March, 1998.

JAMES O. HASTINGS, JR.

98 APR -2 AM 10:32

0420357

IDENTIFICATION REFERENCE

STATE OF TENNESSEE:
COUNTY OF DAVIDSON :

There is no monetary consideration for this transfer.

John O. Hastings JR
Affiant

Sworn and subscribed before me this 23rd day of March, 1998

Louise A Keeling
Notary Public

LOUISE A. KEELING NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires:

My Commission Expires JAN 29, 2000

STATE OF TENNESSEE:
COUNTY OF DAVIDSON :

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, JAMES O. HASTINGS JR, with whom I am personally acquainted, and who acknowledged that HE executed the within instrument for the purposes therein contained.

Witness my hand, at Office, this 23rd day of March, 1998.

Louise A Keeling
Notary Public

My Commission Expires:

LOUISE A. KEELING NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires JAN 29, 2000

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