BOOK 10892 PG 328

mail

THIS INSTRUMENT PREPARED BY:
BOTTORFF, KAVIN & COOK, PLC
5110 Maryland Way, Suite 200
Brentwood, Tennessee 37027

QUIT CLAIM DEED

****

Address New Owner:	Send Tax Bills To:	Map-Parcel
James M. Stokely, Trustee 500 Bridgeway Avenue Old Hickory, Tennessee 37138	Same	Map 44 Parcel 6

****

STATE OF TENNESSEE
COUNTY OF Williamson

59B4 04/21 0101 03CHECK 280.95

I hereby swear or affirm that the actual cash consideration is $73,500.00. The real property exchange is exempt pursuant to TCA § 67-4-409(a)(3)(B)

James M. Stokely, Trustee
Affiant

Subscribed and sworn to before me this 14th day of April, 1998.

Notary Public

My Commission Expires: 11/21/99

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FOR AND IN CONSIDERATION of SEVENTY-THREE THOUSAND FIVE HUNDRED DOLLARS ($73,500.00), cash in hand paid, and certain interests in real property hereinafter described, the receipt and sufficiency of which is hereby acknowledged, **AGNES B. WARREN, sole Trustee of the Neil O. and Agnes B. Warren Revocable Trust Agreement dated 12/08/93 and amended 10/03/96** ("Grantor"), by these presents, this day has bargained and sold, and hereby quitclaims, conveys and transfers unto **JAMES M. STOKELY, Trustee of the Residual Trust U/A dated 12/08/93 as amended 10/03/96,** ("Grantee"), a 50% interest as Tenant in Common in and to a certain tract of land in Davidson County, Tennessee, described more fully as follows:

A tract of land in the 4th Civil District of Davidson County, Tennessee, described according to a survey made by S. M. McMurray Company, November 9, 1948, as follows:

BEGINNING at an iron pin in the westerly margin of Old Hickory Boulevard, at the southeast corner of the tract herein conveyed; thence with the westerly margin of said Boulevard, north 46 degrees 10 minutes east 673 feet; thence north 55 degrees 11 minutes west 770.6 feet, more or less, to a railroad iron; thence south 40 degrees 10 minutes west 447.9 feet, more or less, to an iron pin; thence south 38 degrees east 693.2 feet, more or less, to the westerly margin of Old Hickory Boulevard, the point of beginning, containing 9.24 acres, more or less. (Description from prior deed)

Being the same property conveyed to Neil O. Warren and wife, Agnes B. Warren by deed from Leonard L. Clark and wife, Jessie Peterman Clark of record in Book 1680, page

wife, Jessie Peterman Clark of record in Book 1680, page 358, Register's Office, Davidson County, Tennessee; further being the same property conveyed to Neil O. and Agnes B. Warren, Trustees of the Neil O. and Agnes B. Warren Revocable Trust Agreement dated 12/08/93 and amended 10/03/96 by Quitclaim Deed of record in Book 9280, page 288, Register's Office, Davidson County, Tennessee. The said Neil O. Warren having since died on November 29, 1996, leaving Agnes B. Warren as the sole Trustee.

The property described herein consists of the Grantor's homeplace and adjoining real property. This real property is being transferred to the Grantee as part of a division in kind of realty held by the Grantor and the Grantee. The Grantor is transferring the above described 50% Tenant in Common interest to the Grantee who is the holder of the remaining 50% Tenant in Common interest herein described. By separate deed, the Grantor is receiving from the Grantee a 50% Tenant in Common interest in Robertson and Perry County, Tennessee real property of which the Grantor also currently holds a 50% Tenant in Common interest together with the $73,500.00 cash mentioned herein. The $73,500.00 cash portion of this transaction is allocated first to the homeplace and not the adjoining real property. The Robertson and Perry County, Tennessee property portion of this transfer is allocated first to the adjoining real property and not the home place. The transfer of the interests set forth herein and the Robertson and Perry County real property are interdependent of each other. Both this deed and the deeds transferring the Robertson and Perry County property are executed simultaneously in order to further the Grantor and Grantee's intent that the transactions are dependent on each other's completion.

IN WITNESS WHEREOF, Grantor has hereunto set her hand on this the 14th day of April, 1998.

GRANTOR:

Agnes B. Warren, Trustee
AGNES B. WARREN, TRUSTEE

STATE OF TENNESSEE
COUNTY OF Williamson

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, the within named **AGNES B. WARREN** with whom I am personally acquainted, and who acknowledged, upon oath, that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Brentwood, Tennessee this 14th day of April, 1998.

Notary Public

My Commission Expires:
11/21/99

98 APR 21 AM 10:13
FELIX A. WILSON III REGISTER
DAVIDSON COUNTY, TN

IDENTIF. & REFERENCE

0427301

OFFICIAL RECEIPT
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 10892 PG 330

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT	73500.00
CON TX	271.95
PRFEE	1.00
WDEED	8.00
TOTAL	280.95
CHECK	280.95

04/21/98 01 10:13 0001 5984

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0427307
IDENTIF. & REFERENCE
98 APR 21 AM 10:13
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1282120