BOOK 10975 PG 846

QUITCLAIM DEED

STATE OF TENNESSEE
COUNTY OF
The Actual Consideration or Value For This Transfer is $-0-.

Affiant

Subscribed and Sworn to Before me, this 10th day of June, 19 98.

Notary Public

My Commission Expires: 9-20-

BEVERLY J. HEATHERLY NOTARY PUBLIC AT LARGE WILSON COUNTY, TENN.

THIS INSTRUMENT WAS PREPARED BY:
Edward Seddon, Attorney
CUMBERLAND TITLE COMPANY
111 WEST COLLEGE STREET, MURFREESBORO, TN 37130

Address New Owner(s):	Send Tax Bills To:	Map-Parcel No.
David C. Braunscheidel 3223 Lakeshore Drive Old Hickory, TN 37138	Same	54-13-123

This instrument made and entered into on this the 10th day of June, 1998, by and between D.B. Construction, Inc., party of the first part of Mt. Juliet, and David C. Braunscheidel and wife, Christine A. Braunscheidel, party of the second part of Old Hickory, TN 37138.

WITNESSETH

That for and in consideration of the sum of $1.00 cash in hand paid, the receipt of which is hereby acknowledged, the party of the first part conveys and quitclaims unto the party of the second part, all his right, title and interest in and to the following described real estate, to-wit:

Land in Davidson County, Tennessee being part of Lot No. 11 Plan of Life and Casualty Insurance Co's Subdivision of Dabbs and Elliots property known as Dupontia (Book 843, page 56 R.O.D.C., TN.) and being bounded on the north by Thomas Dolan on the East by U.S. Government Property (Old Hickory lake) on the South by J. Michael Lynch and on the West by Lakeshore Drive and being described according to a mortgage loan inspection whose description is derived from adjacent deeds of the afore mentioned surrounders by Campbell McRae and Associates (Glenn McRae TN, R.L.S. #1673) dated 7-15-97 more particularly as follows:

Beginning at a point in the center of Lakeshore Drive said point being the southwest corner of Lot 11 Plan of Life and Casualty Insurance Co's Subdivision of Dabbs and Elliots Property known as Dupontonia (Book 843, page 56 R.O.D.C., TN); thence with said centerline of Lakeshore Drive N 10°40' W 136.3' feet to a point; thence leaving said centerline with the southerly line of the Thomas Dolan Property (Book 4611, page 194 R.O.D.C., TN) N 59°42' E 201.3' feet to a point in the westerly line of the U.S. Government property (Old Hickory Lake); thence with said U.S. Government Property the following two calls:
S 46°22'29" E 61.30' feet to a point
S 22°21'03" E 90.62' feet to a point
in the Northerly line of the J. Michael Lynch Property (Book 9521, page 330 R.O.D.C., TN) also being in the Northerly line of Lot 12 of said Life and Casualty Subdivision (Book 843, page 56 R.O.D.C., TN); thence with said line S 63°45' W 234' feet (deed) 257.8' (meas.) to the point of Beginning.

Being the same property conveyed to D. B. Construction, Inc. by deed from Estate of Clara J. Page - Peggy P. Flatt, Executrix and Individually and Loreda P. Womack, heirs at Law of record in Deed Book 10535, page 919,

Register's Office for said County.

This conveyance is subject to any and all existing easements and restrictions of record.

BOOK 10975 PG 847

In testimony whereof, the party of the first part has hereunto set his signature, this day and date first above written.

D.B. Construction, Inc.
By: _____
David C. Braunscheidel

STATE OF TENNESSEE, DAVIDSON COUNTY ss:

On this 10th day of June, 1998, before me personally appeared David C. Braunscheidel as of D.B. Construction, Inc. to me known (or proved to me on the basis of satisfactory evidence) to be the person described in and who executed the foregoing instrument, and who acknowledged the execution of the same to be his free act and deed. Witness my hand and official seal.

My Commission expires:
9-20-99

_____
Notary Public

BEVERLY J. HEATHERLY NOTARY PUBLIC AT LARGE WILSON COUNTY, TENN.

PREPARED FROM INFORMATION FURNISHED BY THE PARTIES.

MAIL ENV.

98 JUN 12 PM 3:31

0450109

0327 06/12 01:01 03CHECK 8.00