BOOK 11065 PAGE 219

Prepared by:
**Monica D. Edwards, Esq**
112 Stahlman Building
Nashville, Tennessee 37201

---

| **ADDRESS OF NEW OWNER:** | **SEND TAX BILLS TO:** | **MAP:** 59-09 |
|---|---|---|
| Ethel B. Phillips, Darlynn Phillips Jordan and James R. Phillips<br>4031 Kings Circle<br>Nashville, TN 37218 | SAME | Parcel 42<br>13DA 4220 |

---

**QUITCLAIM DEED**

**FOR LOVE AND AFFECTION** and no monetary consideration, and for the purpose of conveying to my brother, James R. Phillips, one-half (½) of the remainder rights, title and interest that I hold in our parent's homeplace, I, **DARLYNN PHILLIPS JORDAN**, do hereby quitclaim and convey unto my brother, **JAMES R. PHILLIPS**, his heirs and assigns, one-half (½) of the remainder rights, title and interest that I hold in the following described tract or parcel of land in Davidson County, Tennessee, to wit:

> **LAND** in Davidson County, Tennessee, being lot No. 82 on the Plan of Haynes Estates, Section 2, as of record in Book 4175, Page 13, Register's Office for said County.
>
> **SAID** lot No. 82 is described as follows: BEGINNING at a point in the easterly margin of Meadow Hill Drive at the common dividing line between lots 81 and 82 on said Plan; thence easterly 114 feet to a concrete marker; thence northerly 93.55 feet to a point in the southerly margin of Kings Circle; thence westerly along the southerly margin of said Kings Circle 128 feet to the beginning of a curve; thence around said curve a distance of 38.64 feet to a point in the easterly margin of Meadow Hill Drive; thence along the easterly margin of said Meadow Hill Drive 81.36 feet to the point of beginning.
>
> **BEING** the same property conveyed to George W. Phillips, Jr. and wife Ethel B. Phillips by deed from W.L. Bainbridge Company of record in Book 4314, Page 294, Register's Office for Davidson County, Tennessee. THE said George W. Phillips, Jr. having since died; AND BEING the same property in which all remainder rights, title and interest were conveyed to Darlynn Phillips Jordan from Ethel B, Phillips while retaining a life estate interest of record in Book 10921, Page 991, Register's Office for Davidson County, Tennessee.

**This is improved property known as 4031 Kings Circle, Nashville, Tennessee 37218.**

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

**IN WITNESS WHEREOF**, I have hereunto set my hand, on this 6 day of August, 1998.

Darlynn P. Jordan
**DARLYNN PHILLIPS JORDAN**

**STATE OF GEORGIA** )
)
**COUNTY OF** DeKalb )

On this the 6 day of August 1998, 1998, before me personally appeared **DARLYNN PHILLIPS JORDAN**, bargainor, 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.

NOTARY PUBLIC

ELIZABETH A. ERB, N.P
GWINNETT COUNTY, GEORGIA
MY COMMISSION EXPIRES MAY 18, 2000

Elizabeth A Erb
**NOTARY PUBLIC** My Commission Expires:_____

**STATE OF GEORGIA** )
)
**COUNTY OF** DeKalb )

I, hereby swear or affirm that the actual consideration for this transfer is **NO ($-0-) DOLLARS.**

Darlynn P. Jordan
**AFFIANT**

**SUBSCRIBED** and **SWORN** to before me on this the 6 day of August, 1998.

NOTARY PUBLIC

Elizabeth A Erb
**NOTARY PUBLIC** My Commission Expires:_____

ELIZABETH A. ERB, N.P
GWINNETT COUNTY, GEORGIA
MY COMMISSION EXPIRES MAY 18, 2000

PICK-UP

5736 08/13 0101 03CHECK 10.00

98 AUG 13 PM 3:07

0474722