0512980

IDENTIF. # REFERENCE

BOOK 11206 PAGE 342

THIS INSTRUMENT PREPARED BY
ABBY R. RUBENFELD
ATTORNEY AT LAW
2505 Hillsboro Road, Suite 201
Nashville, Tennessee 37212

98 NOV 16 PM 2:59

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer is $ 24,300.00.

Phillip W. Patrick
Affiant

Subscribed and sworn to before me this 13 day of November, 1998.

Debra M. Campbell
Notary Public
My Commission Expires: 09-23-02

Address New Owner:	Send Tax Bills to:	Map/Parcel Nos.
Joel Stanley Birdwell Phillip Walter Patrick 8175 Old Springfield Highway Goodlettsville, Tennessee 37072	Same - New Owners PO Box 1900 Tullahoma TN 37388	12-187 10D 52224 12-3 10D 18125

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of $10.00 and other good and valuable consideration, and for the express purpose of making a re-conveyance to create an undivided one-half interest in each party Joint With Rights of Survivorship,

I, JOEL STANLEY BIRDWELL, for the express purpose of creating undivided one-half interests Joint With Rights of Survivorship in JOEL STANLEY BIRDWELL and PHILLIP WALTER PATRICK, by these presents do hereby quitclaim and convey unto WILLIAM BAILEY VAUGHN, Trustee, his successors and assigns, all right, title and interest that we may have in the following described tract or parcel of land, to wit:

Tract 1:
Land situated in the 10th Civil District of Davidson County, Tennessee, and described as follows:

BEING Tract No. 1 as shown on a plat of Filson Property and more particularly described according to a survey by Michael P. Green, Surveyor 973, dated October 17, 1986, as follows:

BEGINNING at an iron pin corner to H.W. Everett on westerly side of Old Springfield Road; thence following said Road North 22 deg. 17 min. West 117.3 feet to a utility pole; thence North 21 deg. 41 min. West 489.85 feet to an iron pin and corner to Tract No. 2; thence South 67 deg. 35 min. West 678.5 feet to a metal fence post; thence South 17 deg. 25 min. East 541 feet to an iron pin set 1.0 feet North of 11 inch cedar; thence North 74 deg. 12 min. East 593.7 feet to an iron pin; thence North 67 deg. 11 min. East 129.0 feet to the point of beginning, containing 9.38 acres, more or less.

Included in the above description and included in this conveyance is the following description.

Land situated in the 10th Civil District of Davidson County, Tennessee, being Lot No. 1 of the Lori D. Atchley Lot of record in Plat Book 8250, Page 140, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Joel Stanley Birdwell, unmarried, by deed from Lori D. Atchley, unmarried, by Deed of record in Book 10162, Page 19, Register's Office for Davidson County, Tennessee.

This is improved property known as 8175 Old Springfield Hwy., Goodlettsville, TN 37072.

And now, I, the said WILLIAM BAILEY VAUGHN, Trustee, for the express purpose of carrying out the intent of this conveyance, as above set out, do hereby quitclaim and convey until JOEL STANLEY BIRDWELL, and PHILLIP WALTER PATRICK, as Joint Tenants With Rights of Survivorship, their heirs and assigns, all right, title and interest that I may have in the same property hereinabove described and set forth, to which reference is here made, and said property is conveyed subject to the same limitations, restrictions and encumbrances as may affect the premises, as above set forth.

IN WITNESS WHEREOF we have hereunto set our hands on this 10th day of November, 1998.

Joel Stanley Birdwell
JOEL STANLEY BIRDWELL

William Bailey Vaughn
WILLIAM BAILEY VAUGHN, Trustee

STATE OF TENNESSEE)
COUNTY OF Davidson)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **JOEL STANLEY BIRDWELL**, the bargainor, 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 and official seal at Nashville, Tennessee, this 13th day of November, 1998.

Janice V. Williams
NOTARY PUBLIC

MY COMMISSION EXPIRES: 6/2000

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **WILLIAM BAILEY VAUGHN**, Trustee, the bargainor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he, as Trustee, executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 16th day of November, 1998.

Connie L. Green
NOTARY PUBLIC

MY COMMISSION EXPIRES: JAN. 26, 2002

74.00
11/16 0101 03CHECK 100.91

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

RECEIVED OF _____

FOR _____

BOOK 11206 PAGE 344

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	24300.00
CON TX	89.91
PRFEE	1.00
MISC	8.00
CFEE	2.00
TOTAL	100.91
CHECK	100.91

11/16/98 01 14:58 0001 7453

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

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98 NOV 16 PM 2:59

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

No. 1372535