QUIT CLAIM DEED

0546780

IDENTIFICATION REFERENCE

99 FEB -9 AM 8:19

REGISTER
DAVIDSON COUNTY, TN.

BOOK 11332 PAGE 944

ROYCE M. MCGOWAN AND WILMA JEAN MCGOWAN, husband and wife parties of the First Part, grantor, hereby quit claims an undivided one-half (1/2) interest to **ROYCE M. MCGOWAN, trustee, or successor trustee(s) of the ROYCE M. MCGOWAN TRUST DATED SEPTEMBER 2, 1998**, A Revocable Living Trust and an undivided one-half interest to **WILMA JEAN MCGOWAN, trustee, or successor trustee(s) of the WILMA JEAN MCGOWAN TRUST DATED SEPTEMBER 2, 1998,** A Revocable Living Trust, parties of the Second Part, grantee.

MAP NO. 162-16-A PARCEL NO: 60

EXEMPT FROM TRANSFER TAX UNDER TENNESSEE code annotated 67-4-409a3F

WITNESSETH, That the said 1st party of the First Part, for and in consideration of the sum of One Dollar ($1.00) and other valuable considerations paid by the said 2nd party of the Second Part, the receipt of which is hereby acknowledged, does by these presents CONVEY AND QUIT CLAIM unto the said 2nd party of the Second Part, the following described Real Estate, situated in the County of Davidson and State of Tennessee, to-wit:

Being a part of the Plan of Mill Creek Club, Phase 1, Section 1 as of record in Book 4860, page 11, Register's Office for said County; the part hereby conveyed being: UNIT NO. 15, BUILDING NO. 13, known as 15 Sycamore Court, as shown in and described by said Plan:

TOGETHER with each and all of the rights, privileges and appurtenances thereunto belonging, as set forth in the Master Deed Establishing a Horizontal Property Regime of Mill Creek Club, Phase I, Section I, including the By-Laws thereunto attached recorded in Book 4887, page 961, Register's Office for said County, including without limitation such unit's undivided percentage interest in the land and general common elements, said Master Deed having been amended in Book 5000, page 607, and Book 5101, page 809, said Register's Office; SUBJECT, HOWEVER, to all of the provisions, conditions, restrictions, options, burdens and undertakings contained in said Master Deed and By-Laws thereunto attached, all of which the purchaser does assume and agree to observe and perform, including but not limited to the payment of assessments.

Being the same property conveyed to Royce M. McGowan and wife, Wilma Jean McGowan by deed recorded in Book 5187, page 1-2 in the Register's Office of Davidson County, Tennessee.

Grantor(s) hereby reserves a life estate in the above described premises.

Dated this 20th day of January, ~~1998~~ 1999

Wilma Jean McGowan
WILMA JEAN MCGOWAN

Royce M. McGowan
ROYCE M. MCGOWAN

STATE OF TENNESSEE)
) SS:
COUNTY OF DAVIDSON)

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ACKNOWLEDGEMENT

Personally came before me this 20th day of January, ~~1998~~ 1999, the above named ROYCE M. MCGOWAN AND WILMA JEAN MCGOWAN, to me known to be the person who executed the foregoing instrument and acknowledged the same.

Linda Tollison
Tennessee Notary Public
Davidson County, Tennessee
My Commission Expires My Commission Expires

This instrument was drafted by Nationwide Legal Service, Of Counsel: Stephen L. Meyer, Attorney-at-Law, 1112 Draughon Avenue, Nashville, Tennessee 37204
Send tax bills and return deeds to ROYCE M. MCGOWAN AND WILMA JEAN MCGOWAN, 15 Sycamore Court, Antioch, Tennessee 37013

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