THIS INSTRUMENT PREPARED BY:
W. THOMAS SCHMITZ, ATTORNEY
P.O. BOX 773
BRENTWOOD, TENNESSEE 37024-0773

QUITCLAIM DEED

ADDRESS OF NEW OWNER	SEND TAX BILL TO	MAP AND PARCEL NO
MARILYN JOYCE FRYE	SAME	MAP 173
7433 FT. WORTH DRIVE		PARCEL 45
ARGYLE, TX 76226		

FOR AND IN CONSIDERATION OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I, **JOHN W. LEWIS, GRANTOR,** have bargained and sold and by these presents do hereby quitclaim, transfer, and convey unto **MARILYN JOYCE FRYE, a married female** (hereinafter called **"GRANTEE"**)the following described tract or parcel of land in Nashville, Davidson County, Tennessee, to-wit:

SEE ATTACHED LEGAL DESCRIPTION

Being a part of the same property conveyed to JOHN WARNER LEWIS et ux, JOYCE LEWIS, husband and wife, by warranty deed from W.B. Phillips et ux, Bessie Phillips, both deceased, by the heirs at law of the said W. B. Phillips, et ux Bessie Phillips, of record in Book 5595, Page 227, Recorder's Office for Davidson County, Tennessee.

Said property is conveyed subject to all taxes, debts, liens, mortgages, and all other limitations, restrictions, easements, regulations and encumbrances as may affect the said premises.

This is unimproved property, commonly known as Blue Hole Road, Nashville, Davidson County, Tennessee.

AND NOW, THEREFORE, I, the said **JOHN W. LEWIS,** Grantor, for the express purpose of carrying out the intent of this conveyance, as above set out, do hereby quitclaim, transfer, and convey unto Grantee, **MARILYN JOYCE FRYE,** heirs and assigns, **IN FEE SIMPLE ABSOLUTE** all my right, title and interest therein, **TO HAVE AND TO HOLD** the said tract or parcel of land, with the appurtenances, estate, title thereto belonging in the said 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.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Marilyn Joyce Frye

John Warner Lewis

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR
PRINTING IN THIS DOCUMENT
UNSATISFACTORY WHEN RECEIVED

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $65,000.00.

John W. Lewis
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 4th DAY OF March, 1999.

Notary Public

My Commission Expires: 8/18/2002

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STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before me, L. T. Schmitz, a Notary Public in and for said County and State, the within named, **JOHN W. LEWIS**, and **MARILYN JOYCE FRYE**, the Bargainors, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Franklin, Tennessee, this 4th day of March, 1999.

Notary Public

My Commission Expires: 8/18/2002

99056046
99 MAR 12 PM 3:10
CECIL CROWELL REGISTER
DAVIDSON COUNTY, TN.
IDENTIF. & REFERENCE
0101 03CHECK 329.50

LEGAL DESCRIPTION

Land in the 5th Civil District of Davidson County, Tennessee, being more particularly described as follows:

BEGINNING at a point in the westerly boundary of Blue Hole Road, said point being the northeast corner of the subject property and the southeast corner of the Porter Freeman Property, as described in Book 1538, page 283, Register's Office for Davidson County; thence following the westerly boundary of Blue Hole Road according to the following calls: South 45 degrees 38 minutes east, 166.77 feet; around a curve with a radius of 530.08 feet, a distance of 188.35 feet; South 24 degrees 16 minutes east 191.48 feet; around a curve with a radius of 749.76 feet, a distance of 449.05 feet; south 11 degrees 14 minutes west 215.04 feet; thence, around a curve with a radius of 279.46 feet a distance of 250.63 feet to a point on the northerly boundary of Pettus Road; thence following said northerly boundary according to the following calls: South 67 degrees 44 minutes west 83.48 feet; thence, around a curve with a radius of 981.99 feet, a distance of 488.83 feet; thence north 83 degrees west 26.5 feet; thence leaving the northerly boundary of Pettus Road at the point at which it intersects with the southeast corner of the Dillard W. Wright property, north 3 degrees 52 minutes east 366.29 feet to a point; thence, north 4 degrees 6 minutes east 460.81 feet to a point; thence north 85 degrees 41 minutes west 489.36 feet to a point; thence north 6 degrees 6 minutes east 593.40 feet to a point; thence south 83 degrees 58 minutes east 789.98 feet to the point of beginning, said tract containing 26.52 acres more or less. Said tract being described according to a survey performed by Jack R. Underwood, Tennessee Licensed Surveyor No. 420, dated 7-23-79.

INCLUDED IN THE ABOVE DESCRIPTION BUT EXCLUDED THEREFROM IS THE PROPERTY KNOWN AS LEWIS ESTATES, MORE PARTICULARLY DESCRIBED IN THE PLAT OF RECORD AT BOOK 6200, PAGE 388, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, CONTAINING 10.527 ACRES MORE OR LESS, ACCORDING TO A SURVEY PERFORMED BY GARY R. CUMMINGS, TENNESSEE LICENSED SURVEYOR NO. 036, CUMMINGS AND ASSOCIATES, INC. 384 MT. JULIET, TENNESSEE, TO WHICH REFERENCE IS HEREBY MADE.

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

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	CFEE - COMPUTER FEE	PRFEE - PROBATE FEE

BOOK 11382 PG. 160

0560466
IDENTIF. ↑ REFERENCE

99 MAR 12 PM 3:10
BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

CAMT	85000.00
CON TX	314.50
PRFEE	1.00
WDEED	12.00
CFEE	2.00
TOTAL	329.50
CHECK	329.50

03/12/99 01 15:09 0001 7905

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1437041