mail

THIS INSTRUMENT PREPARED BY:
Judy S. Wells, Attorney
750 Old Hickory Blvd., Suite 202
Brentwood, Tennessee 37027

Instr:200001180005499 Page: 1 OF 2
REC'D FOR REC 01/18/2000 11:42:14AM
RECORD FEE: $10.00
M. TAX: $0.00 T. TAX: $0.00

New Owner
Angelia N. Duncan
801 Belton Drive
Nashville, TN 37205

Send Tax Bills To:
New Owner

Map & Parcel
Map 112-0
Parcel 63.00

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS that I/we, **Joe Frank Duncan, III,** in consideration of Ten and no/100 Dollars ($10.00), cash in hand paid, the receipt of which is hereby acknowledged, have bargained and sold and does hereby convey, remise, release and forever quitclaim unto **Angelia N. Duncan**, her heirs and assigns, my/our entire right, title and interest in and to a certain tract of land in Davidson County, Tennessee, described as follows:

Land in Davidson County, Tennessee, BEING on the westerly side of the Smith & Travis Road and being a portion of a 36 acre Tract of record in Book 2069, page 596, Register's Office for Davidson County, Tennessee, surveyed in 1958 by S. H. Hutchison as follows:

Beginning at a point in the center of the Smith & Travis Road the north corner of Mrs. Miller's lot stake in line on westerly margin of said road; thence with Smith & Travis Road and D. L. Smith's line as follows: North 69 deg. 30' West 138 feet; North 62 deg. West 73 feet; North 45 deg. West 66 feet to a point in road stake in line on westerly margin of road; same being Clarence Robert's south easterly corner; thence with his line South 51 deg. West 373 feet to a stake with a black locust pointer in George Parsley's line, thence with his line as follows: South 68 deg. East 276 feet to a stake with black oak pointer; South 35 deg. East 11.50 feet to a small white oak, Mrs. Miller's northwesterly corner; thence with the line North 51 deg. East 356 feet to the point of beginning, containing 2.25 acres, being the same more or less.

Being the same property conveyed to Joe Frank Duncan, III by deed from Douglas L. Sexton and wife, Virginia A. Sexton, of record in Book 11235, page 633, Register's Office for Davidson County, Tennessee.

This instrument and the interest released and quitclaimed are subject to such limitations, encumbrances, easements and restrictions as may affect the premises.

This is unimproved property known as 2.25 acres Manning Hollow Road, Pegram, TN 37143.

WITNESS my hand this the 31 day of December, 1999

Joe Frank Duncan, III

STATE OF TENNESSEE
COUNTY OF Davidson

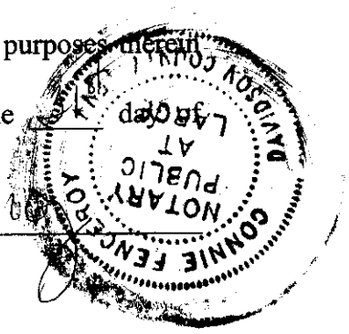
Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named **Joe Frank Duncan, III,** the bargainor, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence)

and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, TN, this the 31st day of December, 1999

My commission expires:
May 28th 2003.

Notary Public



STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration for this transfer is $ .00.

Angelia N. Dunn
Affiant

Sworn to and subscribed before me this the 31 day of Dec. 1999

Notary Public

My commission expires:
May 28th 2003

