Quitclaim

PICK-UP

MAP NO.: 61-10
PARCEL: 32
GROUP:

THIS INSTRUMENT PREPARED BY
BELLAR & BELLAR, ATTORNEYS
CARTHAGE, TENNESSEE 37030

For and in consideration of the sum of TEN ($10.00) DOLLARS, cash in hand paid, and for other good and valuable consideration, the receipt of which is hereby acknowledged; We, **ELIZABETH MAYELLA LANE, LINDA OLENE DUNCAN, DANIEL LEO DUNCAN, MICHAEL ANTHONY DUNCAN, ANITA CHRISTINE DUNCAN STEVENS, DAVID DOUGLAS LANE, RONALD CLEVELAND LANE, MALCOME DALE LANE, PATRICIA ANN LANE, and KENNETH WAYNE LANE,** have this day bargained and sold and by these presents do hereby transfer and convey unto **MICHAEL ANTHONY DUNCAN, his heirs and assigns,** a certain tract or parcel of land lying and being in Davidson County, Tennessee, and being bounded and described as follows, to-wit:

BEING Lots Nos. 182 on the map of Maplewood Heights second subdivision, as of record in Book 547, Pages 103 and 104, Register's Office for said County. Each of said lots fronting 100 feet on the Easterly margin of Hutson Avenue and running back between parallel lines Eastwardly 250 feet to a dead line.

AND BEING the same property conveyed to Harvey D. Lane by deed from The American National Bank of Nashville dated March 1943 of record in Deed Book 1264, Page 116, Register's Office, Davidson County, Tennessee. Harvey D. Lane died November 24, 1989 leaving his wife, Elizabeth MayElla Mosley Lane and two children, Christine Elizabeth Lane and Harvey Douglas Lane as his only heirs at law. Christine Elizabeth Lane died February 4, 1993 leaving four children, namely: Linda Olene Duncan, Daniel Leo Duncan, Michael Anthony Duncan, and Anita Charles Duncan Stevens as her only heirs at law; and Harvey Douglas Lane died November 21, 1997 leaving five children, namely: David Douglas Lane, Ronald Cleveland Lane, Malcolm Dale Lane, Patricia Ann Lane, and Kenneth Wayne Lane as his only heirs at law.

PICK-UP

Instr:200001190006167 Page: 1 OF 5
REC'D FOR REC 01/19/2000 11:28:24AM
RECORD FEE: $22.00
M. TAX: $0.00 T. TAX: $0.00

We covenant with the Grantee that we are lawfully seized and possessed of said tract of land in fee simple; that we have a good and lawful right to convey it and that the same is unencumbered.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said

tract of land to the said **MICHAEL ANTHONY DUNCAN, his heirs and assigns,** against the lawful claims of all persons whomsoever.

Grantors to give grantee immediate possession.

Grantors to pay the 1998 property taxes.

Grantee to assume the 1999 property taxes.

WITNESS our signatures, this the _____ day of February, 1999.

ELIZABETH MAYELLA LANE

LINDA OLENE DUNCAN

DANIEL LEO DUNCAN

MICHAEL ANTHONY DUNCAN

ANITA CHRISTINE DUNCAN STEVENS

DAVID DOUGLAS LANE

RONALD CLEVELAND LANE

MALCOLM DALE LANE

PATRICIA ANN LANE

KENNETH WAYNE LANE

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me _____, a Notary Public in and for the aforesaid County and State, the within named bargainor, ELIZABETH MAYELLA LANE, with whom I am personally acquainted and who acknowledged that she executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and official seal at office in Nashville, Tennessee, this the 28 day of February, 1999.

NOTARY PUBLIC AT LARGE

Notary Public

My Commission Expires:

9/28/2002

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, Linda Olene Duncan a Notary Public in and for the aforesaid County and State, the within named bargainor, LINDA OLENE DUNCAN, with whom I am personally acquainted and who acknowledged that she executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and official seal at office in Nashville, Tennessee, this the 28 day of February, 1999.

Rhonda Watts
Notary Public

My Commission Expires:

9/28/2002

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, Daniel Leo Duncan a Notary Public in and for the aforesaid County and State, the within named bargainor, DANIEL LEO DUNCAN, with whom I am personally acquainted and who acknowledged that he executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and official seal at office in Nashville, Tennessee, this the 28 day of February, 1999.

Rhonda Watts
9/28/2002

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, Michael Anthony Duncan a Notary Public in and for the aforesaid County and State, the within named bargainor, MICHAEL ANTHONY DUNCAN, with whom I am personally acquainted and who acknowledged that he executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and official seal at office in Nashville, Tennessee, this the 28 day of February, 1999.

Rhonda Watts
Notary Public

My Commission Expires:

9/28/2002

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, Anita Christine Duncan Stevens a Notary Public in and for the aforesaid County and State, the within named bargainor, ANITA CHRISTINE DUNCAN STEVENS, with whom I am personally acquainted and who acknowledged that she executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and official seal at office in Nashville, Tennessee, this the 28 day of February, 1999.

Rhonda Watts
Notary Public

My Commission Expires:

9/28/2002

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, David Douglas Lane, a Notary Public in and for the aforesaid County and State, the within named bargainor, DAVID DOUGLAS LANE, with whom I am personally acquainted and who acknowledged that he executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and official seal at office in Nashville, Tennessee, this the 28 day of February, 1999.

Rhonda Watts
Notary Public

My Commission Expires:

9/28/2002

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, Ronald C. Lane, a Notary Public in and for the aforesaid County and State, the within named bargainor, RONALD CLEVELAND LANE, with whom I am personally acquainted and who acknowledged that he executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and official seal at office in Nashville, Tennessee, this the 10 day of ~~February~~ September, 1999.

Rhonda Watts
Notary Public

My Commission Expires:

9/28/2002

STATE OF TENNESSEE
COUNTY OF Macon

Personally appeared before me, Malcolm Dale Lane, a Notary Public in and for the aforesaid County and State, the within named bargainor, MALCOLM DALE LANE, with whom I am personally acquainted and who acknowledged that he executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and official seal at office in _____, Tennessee, this the 8 day of ~~February~~ September, 1999.

Rhonda Watts
Notary Public

My Commission Expires:

9-28-2002

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, Patricia Ann Lane, a Notary Public in and for the aforesaid County and State, the within named bargainor, PATRICIA ANN LANE, with whom I am personally acquainted and who acknowledged that she executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and official seal at office in Nashville, Tennessee, this the 28 day of February, 1999.

Rhonda Watts
Notary Public

My Commission Expires:

9/28/2002

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, Kent Conner Jr, a Notary Public in and for the aforesaid County and State, the within named bargainor, KENNETH WAYNE LANE, with whom I am personally acquainted and who acknowledged that he executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and official seal at office in Nashville, Tennessee, this the 28 day of February, 1999.

Rhonda Watts
Notary Public

My Commission Expires:
8-28-2002

Send 1999 property tax notice to: MICHAEL ANTHONY DUNCAN
2921 Rich Acres Drive
Nashville, TN 37207

STATE OF TENNESSEE
COUNTY OF _____

I hereby swear or affirm that the actual consideration for this transfer or value of the property transferred, whichever is greater is $ 0, which amount is equal to or greater than the property transferred would command as a fair voluntary sale.

M/S. Michael A. Duncan
Affiant

Sworn and subscribed to before me this the 19 day of January ~~1999~~, 2000

~~Notary Public~~ J. Nolan
Deputy Register

My Commission Expires: _____