FB12
JCR

Instr:200002110014223 Page: 1 OF 2
REC'D FOR REC 02/11/2000 3:12:15PM
RECORD FEE: $10.00
M. TAX: $0.00 T. TAX: $0.00

QUITCLAIM DEED
WITH RESERVATION OF LIFE ESTATE WITH UNLIMITED POWER OF DISPOSITION

Address New Owner as Follows:	Send Tax Bills To:	Map-Parcel No.
Michael A. Johnson, William Johnson and Brandy M. Johnson		Map 69-4
3931 Clarksville Hwy	SAME	Parcel 78
Nashville, Tennessee 37218		

This instrument prepared by: WALLER LANSDEN DORTCH & DAVIS, Attorneys,
511 Union Street, Suite 2100, Nashville, Tennessee 37219-1760

STATE OF TENNESSEE)
) ss.
COUNTY OF DAVIDSON)

The actual consideration for this transfer is $0.00

Affiant

Subscribed and sworn to before me, this the 31st day of January, 2000.

NOTARY PUBLIC

My Commission Expires: My Commission Expires July 22, 2000

FOR AND IN CONSIDERATION of Ten Dollars ($10.00), and other good and valuable consideration, **MICHAEL A. JOHNSON,** ("Grantor"), by his presents, does hereby quit-claim and convey, unto **WILLIAM JOHNSON AND BRANDY M. JOHNSON** ("Grantees"), their heirs and assigns all right, title and interest in the property described below, except reserving to Grantor a life estate in such property during the Grantor's natural life, without any liability for waste, with full power and authority in him to sell, convey, mortgage, lease or otherwise dispose of the property described below in fee absolute during his life, without joinder by any remainderman, and to keep any and all proceeds derived therefrom, pursuant to T.C.A. § 66-1-106. Upon the Grantor's death, to the extent not otherwise disposed of during the Grantor's life, title shall be vested in the above-named Grantees. Said real estate is located in Davidson County, Tennessee, and is more particularly described as follows, to-wit:

Land in Davidson County, Tennessee, being Lots No. 7 and 8 of Block "AA" on the Revised Map of Fairview Subdivision, as of record in Book 1130, page 54, Register's Office for said County..

Said Lots No. 7 and 8 front together 150 feet on the westerly side of Highway No. 12 and extend back between parallel lines 200 feet to a dead line.
Being the same property conveyed to Michael A. Johnson by deed from Anita S. Collins, and

husband B.L. Collins, Roger Dale Glidewell and wife, Shirley Glidewell, David Glidewell and wife, Gail Glidewell, Diana Kay Glidewell (Riffeey), Kenneth Glidewell, Blanch H. Thompson, and Ruby Inez Clark, and husband, John Clark, the beneficiaries of the Last Will and Testament of Lila Johnson Spencer and their spouses, of record in Book 11220, page 277, Register's Office for Davidson County, Tennessee..

This is improved property known as 1391 Clarksville Highway, Nashville, Tennessee. 37218.

This deed has been prepared from information provided by the Grantor. No title search has been done on the subject property.

IN WITNESS WHEREOF, Grantor has executed this instrument on the 31st day of January, 2000.

Michael A. Johnson

STATE OF TENNESSEE)
) ss.
COUNTY OF DAVIDSON)

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

Witness my hand and seal, at office in Nashville, Tennessee, this the day of January, 2000.

NOTARY PUBLIC

My Commission Expires: My Commission Expires July 22, 2000

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