Davidson County DEEDQC
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Fees:14.00 Taxes:0.00
20010212-0013627

THIS INSTRUMENT WAS PREPARED BY: STATE TITLE, INC.
4334 LEBANON ROAD
HERMITAGE, TN 37076

QUITCLAIM DEED

ADDRESS OF OWNER(s)	SEND TAX BILLS TO:	MAP-PARCEL NUMBER
Kirby Clifton, Jr. and Mary Pauline Clifton as Trustees of the Clifton Family Revocable Living Trust 845 Springfield Highway Goodlettsville, TN 37072	Same	Map 25-3 Parcel 11

FOR AND IN CONSIDERATION of the sum of One Dollar ($1.00) cash in hand paid, and other good and valuable consideration, receipt of which is hereby acknowledged, **Woodrow Kirby Clifton and wife, Mary Pauline L. Clifton (by and through Kirby Clifton, Jr., Attorney-in-Fact)**, hereinafter referred to as Grantor(s), do(es) hereby Quitclaim and convey unto **Kirby Clifton, Jr. and Mary Pauline Clifton as Trustees of the Clifton Family Revocable Living Trust**, hereinafter referred to as Grantee(s), their heirs and assigns, all their right, title, and interest in and to the following described tract of land.:

See attached Exhibit "A" for legal description which is incorporated herein by reference

This conveyance is made subject to any and all conditions, restrictions, and easements of record.

THIS INSTRUMENT PREPARED BY STATE TITLE, INC., IS BASED ON THE INFORMATION FURNISHED BY THE PARTIES, NO WARRANTY OF TITLE EITHER EXPRESSED OR IMPLIED.

WITNESS our hand, this the 7th day of February, 2001.

Woodrow Kirby Clifton

Mary Pauline L. Clifton by
Kirby Clifton, Jr., Atty-in-Fact

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Woodrow Kirby Clifton, the within named bargainor(s) with whom I am personally acquainted, or whose identity was proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purpose therein contained.

WITNESS my hand and official seal this the 7th day of February, 2001.

NOTARY PUBLIC

My Commission Expires: 1-26-2003

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Kirby Clifton, Jr., Attorney-in-Fact for Mary Pauline L. Clifton, the Bargainor, with whom I am personally acquainted, or whose identity was proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the foregoing instrument for the purposes therein contained, and as Attorney-in-Fact on behalf Mary Pauline L. Clifton for the purposes therein contained.

WITNESS my hand and official seal this 7th day of February, 2001

NOTARY PUBLIC

My Commission Expires:

STATE OF Tennessee
COUNTY OF Davidson

The actual consideration for this transfer is $1.00.

Affiant

Sworn to and subscribed before me this 7th day of February, 2001.

My Commission Expires: 1-26-2002

NOTARY PUBLIC

LEGAL DESCRIPTION - EXHIBIT A

BEING A PARCEL OF LAND LOCATED ON MONCRIEF AVENUE IN DAVIDSON COUNTY, TENNESSEE, SAID PARCEL BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT, SAID POINT BEING LOCATED AT THE SOUTHEASTERLY CORNER OF SAID PARCEL, SAID POINT ALSO BEING LOCATED IN THE WESTERLY RIGHT OF WAY MARGIN OF MONCRIEF AVENUE, THENCE LEAVING SAID POINT AND PROCEEDING ALONG A LINE S18°48'21"W A DISTANCE OF 111.10 FEET TO A POINT, THENCE ALONG A LINE N88°58'30"W A DISTANCE OF 295.83 FEET TO A POINT, THENCE ALONG A LINE N84°39'26"W A DISTANCE OF 339.14 FEET TO A POINT, THENCE ALONG A LINE N26°44'53"W A DISTANCE OF 374.69 FEET TO A POINT, THENCE ALONG A LINE N21°01'52"W A DISTANCE OF 366.19 FEET TO A POINT, THENCE ALONG A LINE S76°08'37"E A DISTANCE OF 731.83 FEET TO A POINT, THENCE ALONG A LINE S14°06'50"W A DISTANCE OF 217.32 FEET TO A POINT, THENCE ALONG A LINE S77°35'49"E A DISTANCE OF 175.40 FEET TO A POINT IN THE WESTERLY RIGHT OF WAY MARGIN OF DICKERSON PIKE, THENCE ALONG SAID MARGIN AND ALONG A CURVE TO THE RIGHT OF A RADIUS OF 331.09 FEET FOR A CURVE DISTANCE OF 238.59 FEET TO THE POINT OF BEGINNING.

BEING PART OF THE SAME PROPERTY CONVEYED TO WOODROW KIRBY CLIFTON AND WIFE, MARY PAULINE L. CLIFTON BY DEED FROM JAMES DUDLEY BURROW AND WIFE, ELEANOR H. BURROW, DATED JUNE 1, 1950, AND OF RECORD IN DEED BOOK 1849, PAGE 361, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.