THIS INSTRUMENT PREPARED BY:
LOCKERT LAW FIRM
105 SYCAMORE STREET
ASHLAND CITY, TN 37015

MAP/PARCEL 14D-6180

Davidson County DEEDQC
Recvd: 05/07/01 08:20 2pgs
Fees:10.00 Taxes:0.00
20010507-0046472

SEND TAX STATEMENTS TO:

HARRY F. KRANTZ AND WIFE,
BARBARA JILL KRANTZ
6770 CLARKSVILLE HIGHWAY
JOELTON, TN 37080

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QUITCLAIM DEED

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THAT for and in consideration of the sum of TEN AND NO/100 ($10.00) DOLLARS, cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, I, **HELEN MAXINE TUNE**, hereby QUITCLAIM and CONVEY to HARRY F. KRANTZ AND WIFE, BARBARA JILL KRANTZ, all my right, title and interest in and to the following described real estate situated in the 14th (formerly 24th) Civil District of Davidson County, Tennessee, and described as:

BEGINNING at a point in the center of the Germantown Road, the northeast corner of a tract of land containing 5 acres, more or less, conveyed to Smith Wood, by deed from G.C. Lokey and wife, of record in Book 1101, page 55, Register's Office for said County, and running thence northerly with the center of said Germantown Road, 40 poles, more or less, to southeast corner of a tract of land owned by John C. Vidalis; thence westerly with his southern boundary line, 40 poles, more or less, to his southwest corner in in Jim Arrington's line; thence southerly, with said Arrington's eastern boundary line, 40 poles, more or less, to Smith Wood's northwest corner; and thence easterly with his northern boundary line, 40 poles, more or less, to the beginning, containing 10 acres, more or less.

AND BEING the same property conveyed to John V. Tune and wife, Helen Maxine Tune, by deed dated July 2nd, 1947, from V. M. Murrah and wife, Ethel Murrah, of record at Book 1495, page 161, Register's Office for Davidson County, Tennessee. John V. Tune having since died leaving his wife, Helen Maxine Tune, as tenant by the entirety.

INCLUDED in the above description but expressly EXCLUDED from this conveyance is a tract of land conveyed to W. M. Yunker, Joe Lewis, Howard Fruitiger, Nathan Ennis, W.A. Shull, as Trustees of Greenville Methodist Church by deed of record in Book 3074, page 49, Register's Office for Davidson County, Tennessee, and a tract of land containing 4.06 acres, more or less, conveyed to Homer Hackett and wife, Robbie Hackett, by deed dated August 3, 1971, of record at Book 4526, page 102, Register's Office for Davidson County, Tennessee.

BEGINNING at a point in the easterly margin of the old Eaton's Creek Road in the westerly line of a tract of land conveyed to Fleetwood Clark Fesmire by deed from C.C. Ellis and wife, of record in Book 1307, page 2, Register's Office for said County, and running thence North 86 deg. E. 68 feet to an iron pin in the westerly margin of Highway No. 112; thence with the westerly margin of said Highway, North 21 deg. West 171 feet to the intersection of Highway No. 112 and the old Eaton's Creek Road;

thence with the easterly margin of old Eaton's Creek Road, South 4.5 deg. West 166 feet to point of beginning, according to an unrecorded map of survey made by John Setters, January 20, 1947, and being a part of said tract of land conveyed to Fleetwood Clark Fesmire by deed from C.C. Ellis and wife.

AND BEING the same property conveyed to John V. Tune and wife, Helen Maxine Tune from V. M. Murrah and wife, Ethel Murrah, by deed dated January 30, 1947, of record at Book 1714, page 265, Register's Office for Davidson County, Tennessee. John V. Tune having since died leaving his wife, Helen Maxine Tune, as tenant by the entirety.

THIS DEED is prepared from information of prior deeds furnished by Grantor. No title search was performed by Lockert Law Firm

The hereinabove described property is conveyed subject to such limitations, restrictions and encumbrances as may effect the premises.

IN TESTIMONY WHEREOF, the Grantor herein has hereunto set her signature(s), on this the 4th day of May, 2001.

Helen M. Tune
HELEN MAXINE TUNE

STATE OF TENNESSEE)
COUNTY OF CHEATHAM)

PERSONALLY appeared before me, the undersigned, a Notary Public, in and for said County and State, the within named Helen Maxine Tune, with whom I am personally acquainted, and who, acknowledged, that she executed the within instrument for the purposes therein contained.

WITNESS MY HAND AND SEAL, at Ashland City, Tennessee, this the 4th day of May, 2001.

MY COMMISSION EXPIRES: 5/8/02

V. Joyce Loyd
NOTARY PUBLIC

V. JOYCE LOYD NOTARY PUBLIC STATE OF TENNESSEE

STATE OF TENNESSEE)
COUNTY OF CHEATHAM)

The actual consideration or value for this transfer is $zero

Harry F. Lockert
AFFIANT

Sworn to and subscribed before me, this the 4th day of May, 2001.

MY COMMISSION EXPIRES:
May 8, 2002

V. Joyce Loyd
NOTARY PUBLIC

V. JOYCE LOYD NOTARY PUBLIC STATE OF TENNESSEE