Davidson County DEEDQC
Recvd: 09/13/01 13:42 2pgs
Fees:17.00 Taxes:0.00

20010913-0099944

PREPARED BY AND RETURN TO:

Lender's Title & Escrow LLC
2000 Glen Echo Road, Suite 104
Nashville, Tennessee 37215
Ph. (615) 463-3711 Fax (615) 463-3713

ADDRESS OF NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
Lloyd D. Duncan Lilibeth C. Duncan 2416 B Fairbrook Drive Nashville, TN 37214	Owner

TAX MAP - PARCEL NUMBERS: 073-07-0 248.00

Quitclaim Deed

FOR AND IN CONSIDERATION of One Dollar ($1.00) cash in hand paid, the receipt of which is hereby acknowledged, and other good and valuable consideration, the receipt and adequacy of which is hereby acknowledged, I, **Lloyd D. Duncan**, have this day bargained and sold, and by these presents do hereby quitclaim and convey to **M. TODD JACKSON**, Trustee, his successors and assigns, the following described tract of land located in Davidson County, Tennessee, and being further described as follows, to-wit:

BEING Lot No. 1B of the Zone Lot Division of Lots Nos. 1, 2, 3, 4, 5, 6 and 7 of Cabin Hill, Section 2, of record in Plat Book 6250, page 666, amending Plat Book 6050, page 145, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

Being the same property conveyed to Lloyd D. Duncan, unmarried, by deed from Investment Building Group, a partnership composed of Calvin L. Tate, Harry G. Hemmerly and James T. McLean of record in Book 6860, page 403, Register's Office for Davidson County, Tennessee.

This property commonly known as: **2416 B Fairbrook Drive**

***AND NOW*, I, M. TODD JACKSON,** Trustee, for the express purpose of creating a tenancy by the entireties, do hereby quitclaim and convey my interest in and to the same property hereinabove described, to which reference is here made, to **Lloyd D. Duncan** and wife, **Lilibeth C. Duncan**, as tenants by the entireties.

WITNESS OUR HANDS on this the 6 day of August, 2001.

Lloyd D. Duncan

M. TODD JACKSON, Trustee

STATE OF TENNESSEE

COUNTY OF
DAVIDSON

PERSONALLY APPEARED BEFORE ME, the undersigned authority, a Notary Public in and for the State and County aforesaid, the within named bargainor, Lilibeth C. Duncan, with whom I am personally acquainted (or proved identity with satisfactory evidence) and who acknowledged that they executed the foregoing instrument for the purposes therein contained.

WITNESS MY HAND AND OFFICIAL SEAL, this the 6 day of August, 2001.

My commission expires:
11/24/01

Notary Public

(Seal)

STATE OF TENNESSEE

COUNTY OF DAVIDSON

PERSONALLY APPEARED BEFORE ME, the undersigned authority, a Notary Public in and for the State and County aforesaid, the within named bargainor, M. Todd Jackson, Trustee, 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, this the 6 day of August, 2001.

My commission expires:
11/24/01

Notary Public

(Seal)

STATE OF TENNESSEE

COUNTY OF DAVIDSON

I HEREBY SWEAR OR AFFIRM that the actual consideration for this transfer or value of the property transferred, whichever is greater, is $0.00.

WITNESS MY HAND AND OFFICIAL SEAL, this the 6 day of August, 2001.

Affiant

SWORN TO AND SUBSCRIBED BEFORE ME, this the 6 day of August, 2001.

My commission expires:
11/24/01

Notary Public

(Seal)