Davidson County DEEDQC
Recvd: 07/03/02 14:42 2pgs
Fees:12.00 Taxes:0.00
20020703-0080479

MAP 164, PARCEL 086.00

New Owner +
Send Tax Statements To:
Roy Dean Scruggs
3618 Pin Hook Road
Antioch, TN 37013

This Instrument Prepared By:
C. Alex Meacham, Attorney-at-Law
5220 Murfreesboro Road
LaVergne, TN 37086

QUIT CLAIM DEED

FOR AND IN CONSIDERATION the sum of TEN AND N0/100 DOLLARS ($10.00), and the love and affection I have for my children, the receipt of which is here acknowledged, I, the undersigned, JOHN THOMAS SCRUGGS, SR., have this day conveyed and quit claimed all my right, title and interest unto ROY DEAN SCRUGGS, JOHN THOMAS SCRUGGS, JR., and MICHAEL WAYNE SCRUGGS, as tenants in common, their heirs and assigns, in and to that certain parcel of real estate located in the 2nd Civil District of Davidson County, State of Tennessee, being described as follows, to-wit:

> BEGINNING at an iron pin in the center of the Pinhook Road running North 500 feet to an iron pin; thence West 250 feet to an iron pin; thence South 500 feet to an iron pin in the center of Pinhook Road; thence East 250 feet with the said road to the beginning containing 3 acres, more or less, and bounded as follows:
>
> On the West side and on the North end and on the East side by the lands of Peanie Scruggs and on the South by the Pinhook Road and being part of the same land transferred by W. H. Timmons to Peanie Scruggs in Plan Book No. 1, page 77, Chancery Court Book No. 306, page 237, Register's Office for Davidson County, Tennessee.
>
> Being the same property inherited by John Thomas Scruggs from Eula Mai Scruggs, deceased, of record in Probate Book 10894, page 949, Probate Court Clerk's Office for Davidson County, Tennessee.

IN TESTIMONY WHEREOF, the grantor has hereunto set his signature, on the day and date first above written.

John Thomas Scruggs Sr
JOHN THOMAS SCRUGGS, SR.

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR TRUE VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 10.00
Roy D. Scruggs
AFFIANT
SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 03 DAY OF July 2002
Deputy Register

STATE OF TENNESSEE

RUTHERFORD COUNTY

On this the 28th day of June, 2002, before me personally appeared JOHN THOMAS SCRUGGS, SR., to me known or proved to me on the basis of satisfactory evidence to be the person described in and who executed the foregoing Quitclaim Deed and who acknowledged that he executed the same as his free act and deed.

WITNESS MY HAND AND OFFICIAL SEAL at office in LaVergne, Tennessee.

C. Alex Meacham

NOTARY PUBLIC

My commission expires: June 28, 2004.

AFFIDAVIT OF VALUE

I hereby swear or affirm that this conveyance is made pursuant to Tennessee Code Annotated 67-4-409 (3) (E), and therefore, no transfer tax is due and payable for the recordation of this instrument.

_____

ROY DEAN SCRUGGS

Sworn to and subscribed before me, on this the _____ day of _____, 2002.

_____

NOTARY PUBLIC

My commission expires:_____