Davidson County DEEDQC
Recvd: 08/20/02 13:49 3pgs
Fees:22.00 Taxes:0.00

20020820-0100638

BOX #14A
G#15309-2
MAP 058-11-0
PARCEL 104.00
[FB #13DA-56516]

FROM
Louise Estes Walker and Travis Lee Walker, surviving tenants of Thomas L. Walker (deceased)

FROM
JOHN T. COOK, TRUSTEE

A N D

TO
JOHN T. COOK, TRUSTEE

TO
Louise Estes Walker et al

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer is $ N-O-N-E .

Louise E. Walker
Affiant

KATHY HAND NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

Subscribed and sworn to before me this the 13th day of August, 2002.

My Commission Expires: 12-12-04

Notary Public

THIS INSTRUMENT PREPARED BY:
JOHN T. COOK, P.C., 2927 Berry Hill Drive, Nashville, TN 37204

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO: MORTGAGEE:
Louise Estes Walker et al	Union Planters Bank, N.A.
(Name)	(Name)
3780 Lunn Drive	P. O. Box 2127
(Street Address)	(Street Address)
Nashville, TN 37218	Memphis, TN 38101-2127
(City) (State) (Zip Code)	(City) (State) (Zip Code)

Q U I T C L A I M D E E D

FOR AND IN CONSIDERATION of love and affection (and no monetary consideration) and for the express purpose of making a re-conveyance to clarify ownership of title as joint tenants in **Louise Estes Walker, an unmarried person, and Travis Lee Walker, an unmarried person, with rights of survivorship**, we, **Louise Estes Walker and Travis Lee Walker, individually, and as surviving tenants of Thomas L. Walker, III, deceased**, by these presents do hereby quitclaim and convey unto **John T. Cook, Trustee**, his successors and assigns, the following described tract or parcel of land in Davidson County, Tennessee, to-wit:

FOR COMPLETE LEGAL DESCRIPTON SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

THIS is improved property, known as 3780 Lunn Drive, Nashville, Tennessee 37218.

Said property is conveyed subject to such limitations, restrictions, and encumbrances as may affect the premises.

AND NOW, I, the said **John T. Cook, Trustee**, for the express purpose of carrying out the intent of this conveyance, as above set out, do hereby quitclaim and convey unto **Louise Estes Walker, an unmarried person, as to an undivided 80% interest, and Travis Lee Walker, an unmarried person, as to an undivided 20% interest, as joint tenants with rights of survivorship**, their heirs and assigns, the same property hereinabove described and set forth, to which reference is here made, and said property is conveyed subject to the same limitations, restrictions and encumbrances as may affect the premises, as above set forth.

IN WITNESS WHEREOF, we have hereunto set our hands this the 13th day of August, 2002.

Louise E. Walker
Louise Estes Walker

Travis Lee Walker
Travis Lee Walker

Trustee
John T. Cook, Trustee

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 Louise Estes Walker and Travis Lee Walker, the within-named bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 13th day of August, 2002.

KATHY HAAS NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

My Commission Expires: 12-12-04

Notary Public

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 John T. Cook, Trustee, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 13th day of August, 2002.

KATHY HAAS NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

My Commission Expires: 12-12-04

Notary Public

C:\KG\WALKER.QCD

E X H I B I T " A "

TO

QUITCLAIM DEED

LEGAL DESCRIPTION

LAND in Davidson County, Tennessee, being Lot No. 223 on the Plan of Royal Hills, Section I, as of record in Book 4675, Page 73, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

BEING the same property conveyed to Thomas L. Walker, III, unmarried, and Louise Estes, unmarried, by Warranty Deed from Jim Hale d/b/a Jim Hale Construction Company, of record in Book 5427, Page 639, Register's Office for Davidson County, Tennessee. The parties having since married. The said Thomas L. Walker, III, and wife, Louise Estes Walker, having since conveyed said property to Thomas L. Walker, III, Louise Estes Walker, and Travis Lee Walker, as tenants in common, with right of survivorship, by Quitclaim Deed of record in Book 11699, Page 547, said Register's Office. The said Thomas L. Walker, III, having since died September 24, 2001.