Davidson County DEEDQC
Recvd: 09/17/02 13:38 3pgs
Fees:17.00 Taxes:0.00
20020917-0113285

Address New Owner:
Darrel and Ruby Danforth
311 West Monticello Ave
Goodlettsville Tennessee
37072

Send Tax Bills To:
SAME

Map-Parcel No.
MAP 034.09.0
PARCEL 012.00

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of One Dollar ($1.00), the receipt of which is hereby acknowledged, and no other monetary consideration, and for the express purpose of transferring marital assets to establish separate estates and to make a reconveyance to RUBY D. DANFORTH (surviving spouse) has this day bargained and sold, and does hereby transfer, quitclaim and convey unto DARRELL DANFORTH and RUBY D. DANFORTH, all of her right, title and interest in and to the following described tract or parcel of land, lying the County of Davidson, State of Tennessee:

> Land in Davidson County, Tennessee, being the Westerly 150 feet of Lot No. 27 on the map of Bransford Realty Company's Alta Loma Subdivision, of record in book 421, page 44, Register's Office for said County, described as follows:
>
> Beginning at the Northwest corner of lot No. 25, on said plan; thence with the line between said Lots No's 25 and 27 eastwardly 150 feet; thence northwardly 476 feet to a point in the Southern boundry line of lot No. 29 on said plan; thence with the line between said lots No's 27 and 29 westwardly 150 feet to the southwest corner of said lot No. 29, said point being in the easterly margin of a 3 foot strip dedicated for public use; thence with the easterly margin of said strip southwardly 476 feet to the beginning.
>
> Being the same property conveyed to Robert S. Moon, and wife, Eunice B. Moon, by Deed from Robert Eaton, Jr., and wife, Charlene Easton, of record in book 2991, page 171, said Register's Office.

Being the same property conveyed to Karl H. Lutz, and wife, Ruby D. Lutz, by Deed from Robert Moon, and wife, Eunice Moon, of record in book 3459, page 35, said Register's Office.

Included in the above description, but excluded from this conveyance is some 193 square feet beginning at the Northeast corner of Marita Ave and West Monticello Ave at the intersection of the right of way lines which has been given to the City of Goodlettsville in order to create an arc turn for this corner. Exact degree turns are listed with the City.

Further, the Tennessee Valley Authority right of way regulations are understood and accepted.

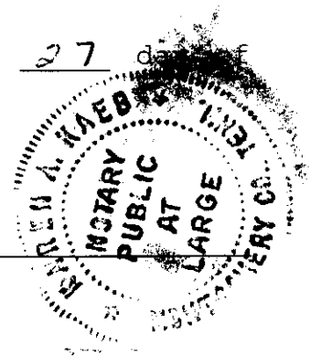
To have and to hold said property, with all the appurtenances, ESTATE, title and interest, thereto belonging to DARREL DANFORTH and RUBY D. DANFORTH, their heirs and assigns forever, in fee simple.

Ruby D. Lutz - Surviving Spouse
RUBY D. LUTZ (surviving spouse)

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Sworn to and subscribed before me this 27 day of March, 2002.

Karen A. Kuch
NOTARY PUBLIC



MY COMMISSION EXPIRES:

03/15/05

The actual consideration for this transfer is $0.

Ruby D. Danforth
RUBY D. DANFORTH

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Sworn to and subscribed before me this 27 day of March, 2002.

Karen A. Kaeb
NOTARY PUBLIC



MY COMMISSION EXPIRES:

03/15/05

Prepared by: Karen A. Kaeb