PREPARED FROM INFORMATION FURNISHED BY THE PARTIES
NO TAX ADVICE HAS BEEN GIVEN BY THE PREPARER

Davidson County DEEDQC
Recvd: 06/16/03 10:28 3pgs
Fees:17.00 Taxes:0.00
20030616-0082305

Send tax bills to:

Beryl H. Elrod
111 Legion Dr.
Old Hickory, TN 37138

This instrument prepared by:

MICHAEL W. FERRELL
Attorney at Law
3125 N. Mt. Juliet Rd.
P. O. Box 8
Mt. Juliet, TN 37122

Address of New Owner(s):

Same

Map: 54
Group: 13
Parcel: 55

Improved: X
Unimproved: _____

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) cash in hand paid to the undersigned, Beryl H. Elrod, by Mary Linda Elrod, and other good and valuable considerations, the receipt of which is hereby acknowledged, the said **BERYL H. ELROD, a widow**, does hereby convey and Quitclaim unto **MARY LINDA MORGAN,** her heirs and assigns, the following described property, **but subject to a life estate therein which the said Beryl H. Elrod does hereby expressly reserve for herself**:

Tract 1:

A certain tract or parcel of land in Davidson County, Tennessee, described as follows, to-wit:

Being a part of the same property as was conveyed to Henry S. Sadler and wife, Maude F. Sadler by deed dated 6/15/35 and recorded on 6/28/35 in Book 965, page 382, Register's Office for Davidson County, Tennessee.

And more particularly described as follows: Beginning at the southeast of above mentioned property and running northerly and along the line of the land of McCaleb a distance of 110 feet, thence westerly and along the line of McCaleb 352 feet, thence southerly 142 feet more or less to a point in the center of Old Hadley Bend Road, which point is in the distant from the point of beginning 342 feet, thence easterly and along the center of Old Hadley Bend Road 342 feet to the point of beginning.

Being the same property in which a tenancy by the entirety was created between John M. Elrod and wife, Beryl H. Elrod, by deed of record in Book 5576, page 827, Register's Office for Davidson County, Tennessee. Said John M. Elrod is now deceased.

Tract 2:

Land in the 4th Civil District of Davidson County, Tennessee, being a part of Tract No. 9 in Life and Casualty Insurance Company's Subdivision, near Old Hickory, called Dipentene, not of record, and described according to a copy of a survey thereof made December 16, 1946, by Anderson and Gee, Surveyors, as follows:

Beginning at a point in the center line of Old Hadley Bend Road, 345 feet east of the intersection of the east line of Pints Avenue, (South Pints Avenue) being Reynold' southeast corner; thence with the center line of said road south 66° 22' east 5 feet to a point; thence, still with the center of said road, south 62° 14' east 7.6 feet to Elrod's southwest corner; thence with said Elrod's westerly line north 37° 02' east 139.9 feet to a point, Elrod's northwesterly corner; thence north 57° west 44 feet to a point; Reynold's northeasterly corner; thence with Reynold' easterly line 23° 38' east 143.1 feet to the point of beginning.

Being the same property conveyed to John M. Elrod, by deed of record in Book 5648, page 33, Register's Office for Davidson County, Tennessee, and part of the property devised to Beryl H. Elrod, under the will of John M. Elrod of record in Will Book 236, page 173, Register's Office for Davidson County, Tennessee.

WITNESS MY HAND on this 10th day of June, 2003.

Beryl H. Elrod
BERYL H. ELROD

STATE OF TENNESSEE
COUNTY OF WILSON

Personally appeared before me, the undersigned authority, a Notary Public, in and for said County and State, the within named BERYL H. ELROD, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged the execution of the foregoing instrument for the purposes therein contained.

Witness my hand and official seal at office in Mt. Juliet, Tennessee, this the 10th day of June, 2003.

Stacey Johns
Notary Public

STACEY JOHNS
NOTARY PUBLIC AT LARGE
WILSON CO. TENN.

My Commission Expires: 02-12-2006

STATE OF TENNESSEE
COUNTY OF WILSON

I hereby swear or affirm that the actual consideration for this transfer or value of the property transferred, whichever is greater, is $ 0 which amount is equal to or greater than the amount which the property transferred would command at a fair voluntary sale.

Beryl A. Elrod
Affiant

Subscribed and sworn to before me this the 10th day of June, 2003.

Stacey Johns
Notary Public

STACEY JOHNS
NOTARY PUBLIC AT LARGE
WILSON CO. TENN.

My Commission Expires: 08-12-2006