THIS INSTRUMENT PREPARED FROM
INFORMATION AND DOCUMENTS
PROVIDED BY THE PARTIES BY:
DEAN ROBINSON, ATTORNEY
3125 N. Mt. Juliet Road
P.O. Box 425
Mt. Juliet, TN 37122

Davidson County DEEDQC
Recvd: 07/29/03 09:37 2pgs
Fees:12.00 Taxes:0.00
20030729-0106269

ADDRESS NEW OWNER:
Donald E. Ferguson
1217 Sussex Court
Nashville, Tennessee 37207

MORTGAGEE:
NONE

SEND TAX BILLS:
New Owner

MAP-PARCEL:
Map 41-11
Parcel 67

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of TEN ($10.00) DOLLARS, cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt of all of which is hereby expressly acknowledged, I, **Annie LaVon Ferguson, now Annie LaVon Donaldson, a widow,** hereinafter called the Grantor, have bargained and sold, and do hereby quitclaim and convey unto **Donald E. Ferguson,** hereinafter called the Grantee, his heirs and assigns, all of our right title and interest in and to the following described tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

> Land in Davidson County, Tennessee, being Lot No. 336 on the Plan of Bellshire Estates, Section A, of record in Book 2331, page 115, Register's Office for said County.
>
> Said Lot is described as follows: Beginning at a point in the easterly margin of Sussex Drive, the common corner of Lots 336 and 334; thence with the line between said lots, easterly 193.1 feet to a point; thence northwardly 199.5 feet to a point in the southerly margin of Sussex Court; thence with the margin of same, westwardly 203 feet to a point, the beginning of a curve; thence southwestwardly around said curve with a radius of 25 feet, 39.3 feet to a point in the easterly margin of Sussex Drive; thence with the margin of the same, southwardly 180 feet to the beginning.
>
> Being the same property conveyed to Thomas E. Ferguson, Jr. and wife, LaVon D. Ferguson by deed from Carl D. Wingo and wife, Frances Benson Wingo, as of record in Deed Book 3345, page 121, Register's Office for Davidson County, Tennessee.
>
> Thomas E. Ferguson, Jr., spouse of LaVon D. Ferguson, died on November 25, 1964, leaving LaVon D. Ferguson as the surviving tenant with right of survivorship. LaVon D. Ferguson remarried and her spouse, Clarence E. Donaldson, died on September 7, 1969.
>
> This is improved property known as 1217 Sussex Court, Nashville, Tennessee 37207.

Said property is conveyed subject to such limitations, restrictions, and encumbrances as may affect the premises. This conveyance is also made subject to the fact that no title examination has

been performed nor abstract prepared, none having been requested; that no closing services were rendered to the parties by the preparer, none having been requested; and that this instrument has been prepared from information and documents provided by the parties.

IN WITNESS WHEREOF, I have hereunto set my hand this the 22nd day of July, 2003.

Annie LaVon Ferguson Donaldson
ANNIE LAVON FERGUSON DONALDSON

STATE OF TENNESSEE)
COUNTY OF WILSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named ANNIE LAVON FERGUSON DONALDSON, the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within Quitclaim Deed for the purposes therein contained.

Witness my hand and official seal at Mt. Juliet, Tennessee, this 22nd day of July, 2003.

Dean Robinson
NOTARY PUBLIC

DEAN ROBINSON
NOTARY PUBLIC AT LARGE
WILSON CO. TENN.

My Commission Expires: 10.26.03

STATE OF TENNESSEE)
COUNTY OF WILSON)

The actual consideration or value, whichever is greater for this transfer is NONE.

Donald E. Ferguson
AFFIANT

Subscribed and sworn before me
this 22nd day of July, 2003.

Dean Robinson
NOTARY PUBLIC

DEAN ROBINSON
NOTARY PUBLIC AT LARGE
WILSON CO. TENN.

My Commission Expires: 10.26.03