Davidson County DEEDQC
Recvd: 12/11/03 12:52 2pgs
Fees:12.00 Taxes:0.00
20031211-0177831

Prepared by:
Susan B. Evans, Attorney at Law
5020 Hammersmith Ct.
Nashville, TN 37211

Name and address of owner:
William A. Evans, Trustee
5020 Hammersmith Ct.
Nashville, TN 37211

Send tax bills to:
Bill Evans
5020 Hammersmith Ct.
Nashville, TN 37211

Map/Parcel:
Map 106
Parcel 59.00

QUITCLAIM DEED

For and in consideration of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt of which is hereby acknowledged, I, William A. Evans, Jr., Successor Trustee of the William Austin Evans, Sr., Living Trust, dated June 13, 1996 and William A. Evans, Jr., Successor Trustee of the Quindal C. Evans, Living Trust, dated June 24, 1996 hereinafter called the Grantor, have bargained and Quitclaimed, and by these presents do transfer and convey unto William A. Evans, Jr. Trustee of the Evans Children Trust No. 1, a one half undivided interest and William A. Evans, Jr. Trustee of the Evans Children Trust No. 2, a one half undivided interest hereinafter called the Grantees, it's heirs and assigns, all my right title and interest in and to that certain tract or parcel of land in Davidson County, Tennessee, described as follows, to-wit:

Being a part of the eastern part of Lot No. 8 in the East Trabue Subdivision, recorded in Minute Book II, page 191, the Circuit Court Clerk's Office at Nashville, County and State aforesaid, bounded to wit:

Beginning in the center of Blossom Avenue (formerly Glenhaven) 50 feet wide; Lusk's southeast corner, (and 9.26 poles eastwardly from the southwest corner of original Lot No. 8); thence South 79-3/4 degrees East (South 76 degrees 15 minutes East) 210 feet; thence between parallel lines 414.85 feet and parallel to the west boundary of the eastern part of Lot No. 8 of the East Trabue's Subdivision.

Being the same property conveyed to William Austin Evans, Sr. Living Trust dated June 13, 1996, William Austin Evans, Sr., Trustee and to Quindal C. Evans Living Trust, dated June 24, 1996, Quindal C. Evans, Trustee, by deed of record in Book 10110, page 689, said Register's Office. William A. Evans, Jr. is now successor trustee for both trusts as evidenced by affidavits of record in Book 11526, page 526 and by instrument being recorded simultaneously herewith.

This is ( ) improved (x) unimproved property also known as: 1040 Cornelia Street, Nashville, TN 37217.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Said Trustee or any successor Trustee(s) to have the full power to sell, mortgage, rent, lease and convey, with out joinder of beneficiary, and without the purchaser, lender, mortgage or tenant being required to see to the distribution and application of any proceeds of sale, loan or rent.

No abstract or survey furnished for preparation of this instrument.

The Preparer of this deed makes no representation as to the status of title to the property described hereto. This deed has been prepared solely from information furnished to the preparer, who makes no representations whatsoever other than it has been accurately transcribed from the information provided.

Witness my hand this the 5th day of December, 2003

William A. Evans, Jr.,
Successor Trustee of the William A. Evans, Sr. Living Trust dated June 13, 1996

William A. Evans, Jr.,
Successor Trustee of the Quindal C. Evans Living Trust dated June 24, 1996

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

On this the 5th day of December, 2003, before me, the undersigned officer, personally appeared William A. Evans, Jr., Trustee, known to me (or satisfactory proven) to the person described in the foregoing instrument, and acknowledged that he executed the same in the capacity therein stated and for the purposes therein contained.

Witness my hand and official seal at, Nashville, Tennessee, the 5th day of December, 2003.

Susan B. Evans
Notary Public

My Commission Expires: 7-24-04

SUSAN B. EVANS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration/or value, whichever is greater for this transfer, is $0.00.

Affiant

Sworn to and subscribed before me this 5th day of December 2003

Susan B. Evans
Notary Public
My Commission Expires: 7-24-04

SUSAN B. EVANS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.