Bk 31-B
SJR
PICK

Davidson County DEEDQC
Recvd: 05/04/04 12:19 4pgs
Fees:22.00 Taxes:0.00
20040504-0050538

PICK-UP

THIS INSTRUMENT PREPARED BY:
Sherrard & Roe, PLC (JHR)
424 Church St., Suite 2000
Nashville, TN 37219

QUITCLAIM DEED

Address New Owner(s):	Send Tax Bills To:	Map/Parcel Nos.
Terry W. Smith 102 Woodmont Blvd, Ste LL-110 Nashville, TN 37205	Same	Map 159 Parcel 29

In consideration of love and affection and for no monetary consideration, I, Ruth E. Smith (hereinafter referred to as the "Grantor"), do hereby quitclaim, transfer and convey all of my right, title and interest in and to the following described property to my husband, Terry W. Smith, said property being a certain tract or parcel of land located in the County of Davidson, State of Tennessee, and more particularly described as follows:

Being a certain tract of land located along the north side of Old Hickory Boulevard in the 33rd Councilmanic District, City of Forest Hills, Davidson County, Tennessee, and being more particularly described by metes and bounds to a survey dated June 14, 1996 by Ragan-Smith Associates, Inc. (Project No. 96-072/5221) and as shown on the Final Plat of Agincourt Subdivision of record at Instrument No. 20040421-0044905, Register's Office for Davidson County, Tennessee, as follows:

Beginning at an iron pin (new), said pin being the southeast corner of the herein described tract, a corner to Gail Pigg as evidenced in Book 5990, page 412, Register's Office for Davidson County, Tennessee, and being the north right-of-way of Old Hickory Boulevard (60' right-of-way);

Thence with said right-of-way North 75 degrees 36 minutes 37 seconds West 189.19 feet to an iron pin (new), said pin being the beginning of a curve to the left, said curve having a central angle of 22 degrees 47 minutes 22 seconds, a radius of 1,462.39 feet, an arc length of 581.67 feet, and a chord of North 87 degrees 00 minutes 18 seconds West, 577.84 feet;

Thence with said right-of-way, along the arc of the above-described curve, 581.67 feet to an iron pin (new), said pin being a corner to Margaret Ann Kirk as evidenced in Book 9166, page 271, Register's Office for Davidson County, Tennessee;

Thence with the line of Kirk, generally along an old woven wire fence, North 03 degrees 30 minutes 44 seconds East 919.00 feet to an iron pipe (old), said pipe being a corner to Young Broadcasting of Nashville, Inc. as evidenced in Book 7878, page 982, Register's Office for Davidson County, Tennessee;

Thence with the line of Young Broadcasting of Nashville, Inc., generally along an old woven wire fence, North 04 degrees 43 minutes 31 seconds East, 244.83 feet to an iron pin (old), said pin being a corner to Richland Country Club as evidenced in Book 7695, page 1, Register's Office for Davidson County, Tennessee;

Thence with the line of Richland Country Club, generally along a woven wire fence, South 66 degrees 51 minutes 57 seconds East, 1,309.31 feet to an iron pin (old), said pin being a corner to Georgianne Holden Stone Residential Trust as evidenced in Book 8140, page 698, Register's Office for Davidson County, Tennessee;

Thence with the line of said Trust, generally along an old woven wire fence, South 36 degrees 03 minutes 51 seconds West, 420.69 feet to an iron pin (old), said pin being a corner to the aforementioned Pigg;

Thence with the line of Pigg, generally along an old woven wire fence, South 35 degrees 21 minutes 50 seconds West, 470.89 feet to the point of Beginning and containing 22.804 acres, more or less, as calculated by the above courses which were determined with the precision requirements of a category "I" survey as adopted by the Tennessee Board of Examiners for Land Surveyors.

Being the same property conveyed to Terry W. Smith and wife, Ruth E. Smith by deed of record at Instrument No. 20031015-0153080, Register's Office for Davidson County, Tennessee.

This is unimproved property located at 1344 Old Hickory Blvd., Brentwood, Tennessee 37027.

IN TESTIMONY WHEREOF, this instrument is executed by GRANTOR dated as of March 4, 2004, on the 3rd day of May, 2004.

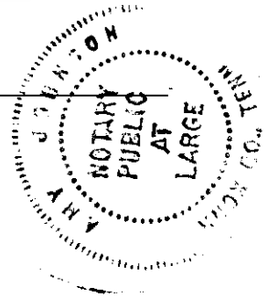
Ruth E Smith
RUTH E. SMITH

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public in and for the County and State aforesaid, personally appeared Ruth E. Smith, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), the within named bargainor, who upon oath acknowledged that she executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and seal, at office this 3rd day of May, 2004.

Amy Johnson
Notary Public



My Commission expires: 12/27/05

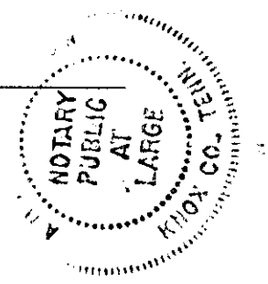
STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer is $-0-.

Affiant

Subscribed and sworn to before me, this the 3rd day of May, 2004.

Notary Public



My Commission Expires: 12/27/05