Davidson County DEEDQC
Recvd: 06/16/04 08:38 2pgs
Fees:12.00 Taxes:0.00
20040616-0070936

THIS INSTRUMENT PREPARED BY
Timothy L. Takacs, Attorney
201 Walton Ferry Road
Hendersonville, TN 37075

From information furnished by the parties.

| Address New Owner(s) | Send Tax Bills To | Map-Parcel No. |
|---|---|---|
| James P. Dickens, Trustee | Same | Map 017-00-0 |
| 2522 Greer Road | | |
| Goodlettsville, Tennessee 37072 | | Parcel 022.00 |

## Quitclaim Deed

This conveyance is made by James P. Dickens and wife, Lorene S. Dickens, Grantors, to James P. Dickens, Trustee under the Revocable Trust Agreement of James P. Dickens and Lorene Dickens, dated June 11, 2004, Grantees.

The Grantors hereby convey and quitclaim unto the Grantee, all of their right, title and interest in and to the described real estate, located in Davidson County, Tennessee, to-wit:

BEGINNING at a point in the center of Greer Road opposite the northwest corner of the property conveyed to James P. Dickens and wife by deed from Jessie Mai Eaton and husband as of record in Book 2095, Page 243, Register's Office for said County; thence with said Dickens' northerly line and continuing with the northerly line of the second tract of land conveyed to Jessie Benton Eaton and husband by deed from E.R. Benton, et al, as of record in Book 2695, page 135, said Register's Office, North 66° 30' East 841.5 feet to a point; thence with said Eaton's northerly line South 86° 30' East 92 feet to an inner corner of Mrs. R.E. Jones' property; thence with an inner westerly line of Mrs. R.E. Jones' property North 27° 30' West 240 feet to another inner corner of Mrs. R.E. Jones' property; thence with the southerly line of Mrs. R.E. Jones property, South 62° 30' West 942 feet to the center of Greer Road; thence with the center of Greer Road, South 38° 15' East 134 feet to the beginning, containing 3.6 acres.

Being the same property conveyed to James P. Dickens and wife, Lorene S. Dickens , by deed from James Donnell Dickens and wife, Kay L. Dickens, of record in Record Book 4854, Page 439, Register's Office for Davidson County, Tennessee.

The Grantee, as trustee, shall have the sole, absolute, and uncontrolled power, discretion, and authority to protect, conserve, sell, lease, encumber, gift, or otherwise manage and dispose of the real property described above.

IN WITNESS WHEREOF, Grantors have hereunto set their hands on the day and year first above written.

James P Dickens
James P. Dickens, Grantor

Lorene S Dickens by James P Dickens A/F
Lorene S. Dickens by James P. Dickens, Attorney in Fact, Grantor

State Of Tennessee
County Of Sumner

Personally appeared before me, James P. Dickens, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand, at office, on June 11, 2004.

Notary Public

My commission expires: 12-9-07

State of Tennessee
County of Sumner

On June 11, 2004, personally appeared before me, James P. Dickens, with whom I am personally acquainted or who proved to me on satisfactory evidence, to be the person who executed the foregoing instrument as attorney-in-fact for Lorene S. Dickens, Principal, and who acknowledged that s/he executed the same as attorney-in-fact for Principal.

Notary Public

My commission expires: 12-9-07

STATE OF TENNESSEE }
COUNTY OF SUMNER } The actual consideration or value whichever is greater, for this transfer is $0.00. Subscribed and sworn to before me, on June 11, 2004.

James P. Dickens, Trustee (Grantee)

Notary Public
My commission expires: 12-9-07