Davidson County DEEDQC
Recvd: 08/03/04 10:24 2pgs
Fees:12.00 Taxes:0.00
20040803-0092641

THIS INSTRUMENT PREPARED BY:
Gail P. Pigg, Attorney
219 Second Avenue, North
First Floor Suite
Nashville, Tennessee 37201

OWNER(S) ADDRESS AS FOLLOWS:	SEND TAX BILLS TO:	MAP & PARCEL NO.
Marilyn Gardner	Same	133-10-1
1100 old Hickory Blvd		
Brentwood, Tenn 37027-4221		

QUITCLAIM DEED

JAMES T. REDD AND THE ESTATE OF CARL P. GARDNER, d/b/a GARDNER/REDD PARTNERSHIP

hereinafter called the GRANTORS, herewith transfer, quitclaim and convey unto

MARILYN GARDNER, A ONE-HALF UNDIVIDED INTEREST

hereinafter called the GRANTEE, her heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

Being Tracts Nos. 2 and 3 on the unrecorded map of J.G. Grissim's Wheeler Avenue Addition, being a subdivision of the J.K. Newsom Farm in the 6th Civil District of said County, described according to a copy of a survey thereof made April, 1939, by Blanchard and Parrish, Surveyors, as follows:

Beginning at a point in the easterly margin of Nolensville Road, the southwest corner of Tract No. 2 and the northwest corner of the May land; thence with the north line of the May land, south 89° 33' east, passing the corner of Tract No. 2 at 436 feet, in all 1137.2 feet to a point; thence north 2° 38' east 249.5 feet to a stake, the northeast corner of Tract No. 3 and the southeast corner of a 20-acre tract; thence north 87° west, along the south line of said 20-acre tract, 709 feet to a stake; thence south 87° west, passing the corner of Tract No. 2, at 20 feet, in all 638 feet to the easterly margin of the Nolensville Road; thence with the same, south 28° 55' east 74 feet; south 30° 15' east 100 feet; south 32° east 100 feet; south 34° 12' east 100 feet to the beginning, containing 8.2 acres, more or less.

Included in the above description, but excluded therefrom, a tract of 4.31 acres, more or less, conveyed to Henry Hudson and Carson C. Driver, Jr., d/b/a Hudson & Driver Construction Co. by deed from W. A. Marks and wife, of record in Book 2695, page 562, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Carl P. Gardner and James T. Redd d/b/a Gardner/Redd Partnership by deed from J. Redd & Associates, A Partnership, of record in Book 7699, page 87, Register's Office for Davidson County, Tennessee, the said Carl P. Gardner having since died, with Marilyn Gardner serving as Executrix under his last Will and Testament.

Said property is conveyed subject to such limitations, restrictions, and encumbrances as may affect the premises.

WITNESS our hands this 3rd day of August, 2004.

GARDNER/REDD PARTNERSHIP

James T Redd Partner
BY: JAMES T. REDD, PARTNER

Marilyn Gardner, Executrix
BY: ESTATE OF CARL P. GARDNER, PARTNER
BY: MARILYN GARDNER, EXECUTRIX

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, James T. Redd, with whom I am personally acquainted, and who, upon oath, acknowledged himself to be a partner of Gardner/Redd Partnership, the within named bargainor, a partnership, and that James T. Redd, as such partner, being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the partnership by James T. Redd as partner.

WITNESS my hand and seal at office in Nashville, Tennessee, this 3rd day of August, 2004.

Gail Pigg
NOTARY PUBLIC

My commission expires: May 24, 2008.

GAIL PIGG NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a notary public, in and for said County and State, Marilyn Gardner, as Executrix of the Estate of Carl P. Gardner, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and, who, upon oath, acknowledged the Estate of Carl P. Gardner to be a partner in Gardner/Redd Partnership, the within named bargainor, and that she, on behalf of the Estate, executed the foregoing instrument for the purpose therein contained by signing the name of the partnership in behalf of the Estate.

Witness my hand at office in Nashville, Tennessee, this 3rd day of August, 2004.

Gail Pigg
NOTARY PUBLIC

My commission expires: May 24, 2008.

GAIL PIGG NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer or value of property (whichever is greater) is $0.00.

Marilyn Gardner

Sworn to and subscribed before me this 3rd day of August, 2004.

Gail Pigg
NOTARY PUBLIC

My commission expires: May 24, 2008.

GAIL PIGG NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN