THIS INSTRUMENT IS BEING PREPARED FROM INFORMATION FURNISHED BY THE PARTIES. NO WARRANTIES, EITHER IMPLIED OR EXPRESSED ARE MADE HEREIN.

QUITCLAIM DEED

Address New Owner:	Send Tax Bills to:	Map-Parcel
Mr. Larry K. Duke	Same as Owner	053-02-0 047.00
1402 Bryan Street		053-02-0 032.00
Old Hickory, TN 37138		

THIS INSTRUMENT PREPARED BY:

CURTIS M. LINCOLN
Attorney at Law
115 Hazel Path Drive
Suite #1, Westover Building
Hendersonville, TN 37075
(615) 822-0030

Davidson County DEEDQC
Recvd: 08/03/04 11:12 2pgs
Fees:12.00 Taxes:0.00
20040803-0092704

STATE OF TENNESSEE

COUNTY OF SUMNER

The actual consideration or value, whichever is greater for this transfer is $-0-.

Larry K Duke
Affiant

SUBSCRIBED and sworn to before me on this the 4th day of July, 2004.

Curtis M. Lincoln
NOTARY PUBLIC

My Commission expires: 6-14-08

FOR AND IN CONSIDERATION of the sum of TEN DOLLARS ($10.00), cash in hand paid, I, **LARRY K. DUKE, *while retaining a life estate to myself***, do quitclaim to my daughter, **CYNTHIA DUKE BREWINGTON**, all my interest in the following land, to wit:

Tract No. 1: LAND in Davidson County, TN, being Lot No. 279 on the Plan of Section C-1, Village of Old Hickory, as of record in Book 1424, Page 130, Registers' Office for said County to which plan reference is hereby made for a more complete and accurate legal description of said lot.

BEING the same property conveyed to LARRY K. DUKE and wife, JOAN R. DUKE by Deed dated July 26, 1968, and executed by AARON PENDLEY and wife, LUELLEN PENDLEY and recorded in Book 4259, Page 268, said Register's Office.

Tract No. 2: LAND situated in the Fourth Civil District of Davidson County, TN, being more particularly described as Lot No. 280A, Section C-2, Village of Old Hickory, as shown on the Plan of the resubdivision of Parcel B, Section C-2, recorded April 10, 1951 in Book 1853, Page 53, Register's Office for said County and located at the rear of and adjacent to Lot No. 280, Section C-1 recorded December 28, 1929, Book 1424, Page 130,

containing 0.31 acres, more or less, to which plan reference is hereby made for a more complete and accurate legal description of said lot.

BEING the same property conveyed to LARRY K. DUKE by Deed dated September 7, 2001, and executed by ASSOCIATES HOUSING FINANCE, LLC, and recorded as Instrument No. 20010912-0099152, said Registers' Office,

Also conveyed with Tract No. 3 is a 2000 Fleetwood, Stoneridge Ltd., 28 x 56 mobile home, Serial Number TNFLX27AB54066-SR12, permanently affixed to the real property and made a part hereof.

The said Joan R. Duke having since died, leaving as her sole heir her husband, Larry K. Duke.

This is improved property known as 1402 Bryan Street (Tract No. 1); and1333 Merritt Street (Tract No. 3), Old Hickory, TN 37138, respectively.

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

WITNESS, my hand, this 21 day of July, 2004.

Larry K Duke
LARRY K. DUKE

STATE OF TENNESSEE

COUNTY OF SUMNER

BEFORE me, undersigned, a Notary Public in and for the County and State aforesaid, personally appeared the within named, LARRY K. DUKE, the bargainor with whom I am personally acquainted or proved to me on the basis of sufficient information, and who acknowledged the execution of the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Hendersonville, Tennessee, this the 21 day of July, 2004.

Carla M. Linnell
NOTARY PUBLIC



My Commission Expires: 6-7-05