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	053-02-0 033.00
1402 Bryan Street		
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

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 21 day of July, 2004.

Curtis M. Lincoln
NOTARY PUBLIC

My Commission expires: 6-7-

Davidson County DEEDQC
Recvd: 08/03/04 11:14 2pgs
Fees:12.00 Taxes:0.00
20040803-0092705

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 son, **KENNETH DUKE**, all my interest in the following land, to wit:

Tract No. 1: LAND in Davidson County, TN, being Lot No. 279-A on the Plan of the Village of Old Hickory, Section C-2, as shown on the plan of the Re-subdivision of Parcel "B", Section C-2, of record in Book 1835, Page 53, said Register's Office, 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 October 1, 1973, and executed by J. H. BRYAN and recorded in Book 4752, Page 489, Register's Office for said County.

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

This is improved property known as 1329 Merritt Street, 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.

LOUIS M. LINCOLN NOTARY PUBLIC AT LARGE SUMNER COUNTY TENN

Curtis M. Lincoln
NOTARY PUBLIC

My Commission Expires: 6-2-05