After recording return to:
Bell & Alexander Title Services, Inc.
4300 Sidco Drive, Suite 201
Nashville, TN 37204

**PREPARED BY:**
PHILLIP ROBINSON, ATTORNEY
Suite 2400, L&C Tower
401 Church Street
Nashville, Tennessee 37219

Davidson County DEEDQC
Recvd: 08/11/04 15:27 2pgs
Fees:12.00 Taxes:0.00
20040811-0097234

FROM: JOSEPH FRANK DUNCAN, JR.

TO: ANGIE RENEE DUNCAN
903 Murfreesboro Street
Murfreesboro, Tennessee 37128

Send Tax Statements To:

Angie Renee Duncan
903 Murfreesboro Street
Murfreesboro, Tennessee 37128

Map and Parcel No.

Map and Parcel No.: 126-15.02

## QUITCLAIM DEED

**FOR AND IN CONSIDERATION** of the sum of One Dollar ($1.00), cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, and pursuant to an Agreed Order entered in the Fourth Circuit Court of Davidson County, Tennessee, in the cause of Joseph Frank Duncan, Jr. v. Angie Renee Duncan, Docket Number 01D-2727, I, **Joseph Frank Duncan, Jr.**, hereby transfer and by these presents do remise, release and quitclaim unto, **Angie Renee Duncan**, her heirs and assigns, all of my right, title and interest in and to the following described land in Davidson County, Tennessee, to wit:

> One of three tracts of land in the 9th Civil District of Davidson County, Tennessee described according to a survey made by E.L. Miller, Jr., and Co. not dated designated "Job No. 87-62", as follows:
>
> BEGINNING at a point in the westerly margin of Old Charlotte Road, said point lying north 2 deg. East 2375 feet along the westerly margin of said Road from the northwest corner of the intersection of said Road and U.S. Highway No. 70; thence north 88 deg. West 625 feet to a point; thence north 2 deg. 15' east 150 feet to a point; thence south 88 deg. East 625 feet to the westerly margin of said Road; thence with the westerly margin of said Road south 2 deg. 15' west 150 feet to the beginning.

Reference is made to the prior legal description as it appeared in Deed Book 9983, Page 864, Register's Office for Davidson County, Tennessee, the above legal description being a revised and corrected description.

BEING a portion of the same property conveyed to Joseph Frank Duncan, Jr. and wife, Angie Renee Duncan, by deed from Jerry P. Levine and wife, Jan Abby Liff, of record in Book 9983, Page 864, Register's office for Davidson County, Tennessee.

Map and Parcel No.: 126-15.02

This is unimproved property known as 9050 Old Charlotte Road (also known as 9064 Old Charlotte Pike), Pegram, Davidson County, Tennessee.

WITNESS my hand this, the 28th day of April, 2004.

**JOSEPH FRANK DUNCAN, JR.**

**STATE OF TENNESSEE )**

**COUNTY OF DAVIDSON )**

Personally appeared before me, Joseph Frank Duncan Jr., a Notary Public in and for the above County and State, the within named **Joseph Frank Duncan, Jr.**, the bargainor, with whom I am personally acquainted (or who identified himself to me on the basis of satisfactory evidence) and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and seal, at the office, this the 28th day of April, 2004.

NOTARY PUBLIC

My Commission Expires: 01-27-07

***This conveyance is exempt from transfer tax pursuant to T.C.A. §67-4-409 (a)(3)(E).***