ADDRESS OF NEW OWNER
3527 Binkley Road
Joelton, TN 37080
Mark C. Scruggs + Mary Jane Scruggs

SEND TAX BILLS TO:
Owner

Map:
014-059

Davidson County DEEDQC
Recvd: 10/04/04 14:51 2pgs
Fees:12.00 Taxes:0.00
20041004-0119289

Quitclaim Deed

FOR AND IN CONSIDERATION of the sum of one ($1.00) dollar, cash in hand paid, and other good and valuable considerations, and for the purpose of making a conveyance to create a fee simple estate, I, Mary Jane Scruggs, by these presents do hereby quitclaim, transfer and convey unto Mark C. Scruggs and Mary Jane Scruggs, all of our right, title and interest in and to the following described real estate situated in Davidson County, Tennessee, to-wit:

Land in the 14th Civil District of Davison County, , Tennessee, described according to a survey made by Ralph W.C. Lambert, Surveyor, dated April 30, ,1961; and by survey made by Mack Bennett, Jr., Registered Land Surveyor, dated May 13, ,1986, ,as follows:

Beginning in the southerly margin of Binkley Road, at a point being the northwest corner of D.L. Boyd Sr., Deed Book 5683, Page 21 , Register's Office for Davidson County, ,Tennessee, and being the northeast corner of the within described tract; thence South 18 degrees 42 minutes 59 seconds West 374.83 feet to a point; thence South 11 degrees 08 minutes 23 seconds West 462.14 feet to a point on L.W. Hicks North line, said point being the southeast corner of this tract; thence North 84 degrees 00 minutes 19 seconds West along the northerly line of said L.W. Hicks and H. Baldwin to a point being the southwest corner of this tract; thence north 7 degrees 26 minutes 00 seconds East 879.63 feet to a point being the northwest corner of this tract and the southeast corner of J.M. Clinard, Deed Book 2705, Page 281, Register's Office for Davidson County, Tennessee; thence South 83 degrees 34 minutes 34 seconds East 435.18 feet to a point in the South line of said J.M. Clinard; thence South 82 degrees 45 minutes 00 seconds East 185.50 feet to a point in the South margin of Binkley Road; thence South 73 degrees 16 minutes 27 seconds East 247.70 feet along the South margin of Binkley Road to the point of beginning .

Being the same property conveyed to Mary Jane Scruggs, married, on December 6, 2000, by Warranty Deed of record in Instrument No. 20001208-0121308, Register's Office for said County.

IN WITNESS WHEREOF, I have hereunto set my hand this 23 day of September, 2004.

Mary Jane Scruggs

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before undersigned, a Notary Public in and for said State and County, Mary Jane Scruggs with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that she executed the forgoing instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this the 23 day of September, 2004.

Notary Public
My commission expires: 6-22-08

KIMBERLY R. HARGROVE NOTARY PUBLIC AT LARGE RUTHERFORD CO., TN

STATE OF TENNESSEE
COUNTY OF Davidson

The Actual value or consideration, whichever is greater, for this transfer is $0.00.

Affiant

Sworn to and subscribed before me this the 23 day of ~~May, 2003~~ September, 2003.

Notary Public

My commission expires: 6-22-08

KIMBERLY R. HARGROVE NOTARY PUBLIC AT LARGE RUTHERFORD CO., TN

Prepared by:
Robert W. Rutherford
Serenity Title & Escrow
114 White Cloud Trail
Murfreesboro, TN 37127