This instrument was prepared by:
STINNETT & WILKINSON
Attorneys at Law
106 Frey Street
Ashland City, Tennessee 37015

ADDRESS NEW OWNER:
Christina H. Miles
3041 Morgan Road
Joelton, TN 37080

Davidson County DEEDQC
Recvd: 10/06/04 11:11 3pgs
Fees:17.00 Taxes:0.00
20041006-0120399

SEND TAX BILLS TO:
Same

MAP: 156
PARCEL: 14.03 and 110

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QUITCLAIM DEED

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FOR AND IN CONSIDERATION of the sum of One Dollar, cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt of which are hereby acknowledged, I, **Roy A. Miles, III**, hereinafter called the Grantor, have bargained and sold, and by these presents do hereby transfer, convey and quitclaim unto **Christina H. Miles**, hereinafter called the Grantee, her heirs and assigns, all my right, title, claim, and interest in and to a certain tract or parcel of land located in **Davidson** County, Tennessee, described as follows:

Tract 1: Land in the 9th Civil District of Davidson County, Tennessee, described according to a survey made by Z. J. Wilkinson, Surveyor, July 10, 1963, as follows:

Beginning at a point on the northwesterly margin of Highway No. 100, south 53 deg. 30' west 300 feet from the southwest corner of the property conveyed to Howard T. Breece and wife by deed from E. U. Buchi and wife, of record in Book 3067, page 155, Register's Office for said County; thence with the northwesterly margin of said Highway, south 53 deg. 30' west 150 feet; thence north 36 deg. west 829.4 feet to the center of Harpeth River; thence with same, north 45 deg. 30' east 151.5 feet; thence south 36 deg. east 850.4 feet to the beginning, **containing 2.89 acres, more or less.**

Being the same property conveyed to Roy A. Miles, III and wife, Christina H. Miles, by deed from James L. Hutton, Jr. and wife, Marjorie K. Hutton, of record in Book 8834, Page 25, Register's Office for Davidson County, Tennessee.

This is the same description as in the previous deed of record.

Tract 2: A tract of land in the 9th Civil District of Davidson County, Tennessee, and being more particularly described as follows, according to a survey by A & A Engineering Company dated July 11, 1986.

Beginning at an existing iron pin in the southwest corner of the herein described tract, the northwest corner of Lot 9 and the northeast corner of Lot 10 - Lot 9 and 10 being on the plan of Harpeth Heights, Section 2, not of record - said point of beginning also being N 35 deg. 54' W, a distance of 291.0' from an existing iron pin in the northerly right-of-way of State Highway 100 and proceeding as follows; with the easterly line of the John Cates property N 35 deg. 54' W a distance of 560' more or less to a point in the center line of the Harpeth River, said line passing through an iron pin at a distance of 472.0';

thence, with the center line of the Harpeth River a calculated bearing and distance of N 44 deg. 21' E a distance of 152.96' to a point; thence leaving the center line of the Harpeth River S 35 deg. 51' E a distance of 585.5' to an existing iron pin, said line passing through an iron pin at a distance of 92.9' more or less; thence, with the northerly line of Lot 9, S 53 deg. 56' W a distance of 150.25' to the point of beginning **and containing 1.98 acres, more or less**.

Being the same property conveyed to Roy A. Miles, III and wife, Christina H. Miles, by deed from Pauline Shaw Eckhardt, of record in Book 6933, Page 866, Register's Office for Davidson County, Tennessee.

This is the same description as in the previous deed of record.

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

IN WITNESS WHEREOF, Grantor has executed this instrument this the 23rd day of September, 2004.

ROY A. MILES, III

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STATE OF TENNESSEE
COUNTY OF CHEATHAM

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named, **Roy A. Miles, III**, the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Ashland City, Tennessee, this 23rd day of September, 2004.

Notary Public

GRACE HAMLETT NOTARY PUBLIC AT LARGE CHEATHAM COUNTY, TENN.

My Commission Expires: 01-26-2008

STATE OF TENNESSEE]
COUNTY OF CHEATHAM]

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

Affiant

Subscribed and sworn to before me, this 23rd day of September, 2004.

Notary Public

GRACE HAMLETT NOTARY PUBLIC AT LARGE CHEATHAM COUNTY, TENN.

My Commission Expires: 01-26-2008

jb:Christina Miles Deed 2