QUITCLAIM DEED

STATE OF TENNESSEE
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 0.00

Tommy Dale Huggins
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15th day of December, 2004

Patricia Nichols
Notary Public:

MY COMMISSION EXPIRES: 1/29/05
(AFFIX SEAL)

PATRICIA NICHOLS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN

THIS INSTRUMENT WAS PREPARED BY:
RICHARD A. NORTHCUTT, METROPOLITAN ESCROW, INC., 217 PINEWAY DRIVE, NASHVILLE, TN 37217

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP - PARCEL NUMBERS:
Thomas Dale Huggins	NEW OWNER	Map 73
209 Forrest Lawn Drive		Group 12
Mt. Juliet, TN 37122		Parcel 59

FOR AND IN CONSIDERATION OF the sum of Ten Dollars, cash in hand paid by the hereinafter named GRANTEES, and other good and valuable considerations, the receipt of which is hereby acknowledged, we

Ronald Earl Huggins and David Lee Huggins

hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto

Thomas Dale Huggins

hereinafter called the GRANTEES, their heirs and assigns, all their right, title and interest in and to that certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

Land in Davidson County, Tennessee, being Lot No. 170 on the map of Sunset View, Section 1, as of record in Plat Book 2331, Page 100 and 101, said Register's Office.

Said Lot No. 170 fronts 90 feet on the southerly side of Dundee Lane and extends back 205.6 feet on the west line and 209.4 feet on the east line to a dead line measuring 90 feet thereon.

Being the same property conveyed to Thomas E. Huggins and wife, Lola Faye Huggins by deed of record in Book 6622, Page 784, Register's Office for Davidson County, Tennessee. The said Lola Faye Huggins having predeceased Thomas E. Huggins who died leaving as sole heirs Ronald Earl Huggins, David Lee Huggins, and Thomas Dale Huggins. See will of record in Probate File No. 04P-193, in Probate Court of Davidson County, Tennessee.

This conveyance is subject to any and all, recorded and unrecorded, zoning regulations, building restrictions and setback lines, easements and rights of way for public utilities.

Unimproved ( )
This is Improved (X) property, known as 2409 Dundee Ln., Nashville, TN 37214

Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hands this 15th day of December, 2004.

Ronald Earl Huggins
Ronald Earl Huggins

David Lee Huggins
David Lee Huggins

Davidson County DEEDQC
Recvd: 12/17/04 12:40 1pgs
Fees:12.00 Taxes:0.00
20041217-0150251

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Ronald Earl Huggins and David Lee Huggins, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he/she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville Tennessee, this 15th day of December, 2004.

My Commission Expires: 1/29/05

Patricia Nichols
Notary Public

PATRICIA NICHOLS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN

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