QUITCLAIM DEED

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

David Lee Huggins
Affiant

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

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:
David Lee Huggins	NEW OWNER	Map 726
1634 Highfield Lane		Group
Brentwood, TN 37027		Parcel 14

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

Thomas Dale Huggins

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

Ronald Earl Huggins and David Lee 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:

Being a certain tract of land in Davidson County, Tennessee, being more particularly described as follows:

Being Lot No. 45 on the Map of Maynor Place, recorded in Book 843, Page 24, Register's Office for Davidson County, Tennessee.

Said Lot No. 45 fronts 60 feet on the north side of Maynor Avenue and runs back between parallel lines 160 feet to a dead line.

Being the same property conveyed to Thomas Earl Huggins and wife, Lola Faye Huggins by deed of record in Book 8322, Page 488, Register's Office for Davidson County, Tennessee. The said Lola Faye Huggins having predeceased Thomas Earl 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 1017 Maynor Ave., Nashville, TN 37216

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 my hand this 15th day of December, 2004.

Tommy Dale Huggins
Thomas Dale Huggins

Davidson County DEEDQC
Recvd: 12/17/04 12:40 1pgs
Fees:12.00 Taxes:0.00
20041217-0150252

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 Thomas Dale 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

Notary Public

PATRICIA NICHOLS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

FILE BOX 45