**THIS INSTRUMENT PREPARED BY:**
Timothy L. Takacs, Attorney
201 Walton Ferry Road
P.O. Box 364
Hendersonville, TN 37077-0364

From information furnished by the parties.

| **Address New Owner(s)** | **Send Tax Bills To** | **Map-Parcel No.** |
|---|---|---|
| Leslie McGowan, Trustee | Same | 053-03-0-095.00 |
| 703 Cleves Street | | |
| Old Hickory, Tennessee 37138 | | |

Davidson County DEEDQC
Recvd: 04/18/06 12:43 2 pgs
Fees:12.00 Taxes:0.00

20060418-0044170

## Quitclaim Deed

This conveyance is made by William H. McGowan, Grantor, to Leslie McGowan, Trustee under the Revocable Trust Agreement of William H. McGowan, dated March 24, 2006, Grantee.

The Grantor hereby conveys and quitclaims unto the Grantee, all of his right, title and interest in and to the described real estate, located in Davidson County, Tennessee, to-wit:

Being Lot No. 162, Section C, Village of Old Hickory, as shown on plan recorded July 16, 2948, Book 1424, Page 66, in Register's Office for Davidson County, Tennessee; fronting 77.0 feet on Berry Street, containing 0.12 acres, more or less;

Subject to and/or reserving one (1) permanent easement twelve and three-tenths (12.3) feet wide, more or less, for utilities; and all rights in connection with said easement, including the ingress and egress over the property herein conveyed for servicing easement, are expressly reserved to the Grantor, all as shown on said recorded plan, which is made a part of this description by reference thereto.

Being the same property conveyed to William H. McGowan and wife, Lillian B. McGowan, by deed from Mrs. Louise Page and Mrs. Elizabeth Collier, of record in Record Book 367, Page 469, Register's Office for Maury County, Tennessee.

William Howard McGowan and Lillian B. McGowan were married on August 22, 1935. At the time of their marriage, neither was a party to any other marriage; their marriage continued uninterrupted until the death of Lillian B. McGowan in Old Hickory, Davidson County, Tennessee on December 17, 2004; and William Howard McGowan conveys as surviving tenant by the entirety.

William H. McGowan and William Howard McGowan is the same person.

The Grantee, as trustee, shall have the sole, absolute, and uncontrolled power, discretion, and authority to protect, conserve, sell, lease, encumber, gift, or otherwise manage and dispose of the real property described above.

IN WITNESS WHEREOF, Grantor has hereunto set his hand.

William Howard McGowan by Leslie Howard McGowan, AIF
William Howard McGowan by Leslie Howard McGowan,
Attorney in Fact, GRANTOR

State Of Tennessee
County Of Sumner

Personally appeared before me, Leslie Howard McGowan, with whom I am personally acquainted or who proved to me on satisfactory evidence, to be the person who executed the foregoing instrument as

attorney-in-fact for William Howard McGowan, and who acknowledged that he executed the same as attorney-in-fact for William Howard McGowan.

Witness my hand, at office, on April 11, 2006.

Sandy M Reynolds
Notary Public

My commission expires: 12-9-07




STATE OF TENNESSEE }
COUNTY OF SUMNER } The actual consideration or value whichever is greater, for this transfer is $0.00. Subscribed and sworn to before me, on April 11, 2006.

Leslie McGowan
Leslie McGowan, Trustee, GRANTEE

Sandy M Reynolds
Notary Public
My commission expires: 12-9-07

