BOX 10-B	STATE OF TENNESSEE COUNTY OF DAVIDSON THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS ~~$ 0-~~ Affiant SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 14th OF SEPTEMBER, 2006. Notary Public MY COMMISSION EXPIRES: September 22, 2007 (AFFIX SEAL)

LEE A. COHEN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY TENN

THIS INSTRUMENT WAS PREPARED BY
COHEN & COHEN, ATTORNEYS AT LAW, 4908 CHARLOTTE AVENUE, NASHVILLE, TN 37209

THIS INSTRUMENT WAS PREPARED BASED SOLELY ON INFORMATION FURNISHED BY THE GRANTEE. NO INDEPENDENT TITLE EXAM HAS BEEN PERFORMED.

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
GARY C. DUKE	**SAME**	**089-00-0-002.00**
(NAME) **7425 LAKEVIEW DRIVE**	(NAME)	
(ADDRESS) **NASHVILLE, TN 37209**	(ADDRESS)	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

QUITCLAIM DEED

FOR AND IN CONSIDERATION OF THE SUM OF ONE DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, **I, GARY C. DUKE, DEVISEE UNDER THE WILL OF HOWARD CLIFTON DUKE (A/K/A H. C. DUKE), FOR THE EXPRESS PURPOSE OF CREATING A FEE SIMPLE IN THE GRANTEE,** BY THESE PRESENTS DO REMISE, RELEASE, QUITCLAIM, AND CONVEY ALL OF MY RIGHT, TITLE, AND INTEREST UNTO **GARY C. DUKE, UNMARRIED,** HEREINAFTER CALLED THE GRANTEE, HIS HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN **DAVIDSON COUNTY**, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Land in the 8th Civil District of Davidson County, Tennessee, described according to a survey made by George W. Watkins, Surveyor, June 28, 1961, as follows:

Beginning at a point in the southeasterly margin of Lakeview Drive, said point lying North 51 deg. 30' east 560 feet along the southeasterly margin of said Drive from the north corner of Tract No. 1 of the property conveyed to Otho Lee Hunt and wife, by deed from Fred Webb Jackson and wife, as of record in Book 3223, page 410, said Register's Office; thence south 39 deg. 30' east 559 feet to the northwesterly line of the property conveyed to Joe Marshall Spann and wife, by deed from Fred Webb Jackson and wife, as of record in Book 2537, page 117, said Register's Office; thence with Spann's northwesterly line north 49 deg. 30' east 59 feet to a 24 inch beech; thence with the same, north 47 deg. 45' east 242 feet to a point; thence north 40' west 537 feet to the southeasterly margin of said Drive; thence with the southeasterly margin of said Drive 51 deg. 30' west 300 feet to the beginning, containing 3.74 acres.

BEING the same property conveyed to H. C. Duke, unmarried, by deed from Alma C. Sheets, unmarried, by deed of record in Instrument #20020422-0049280, Register's Office for Davidson County, Tennessee, the said H. C. Duke a/k/a Howard Clifton Duke having since died. The Will of Howard Clifton Duke filed with the Davidson County Probate Court Clerk's Office as Instrument #5373/1173645 and also known as Docket No. 03P-1028 devised subject property to Gary C. Duke.

Davidson County DEEDQC
Recvd: 09/15/06 14:41 2 pgs
Fees:12.00 Taxes:0.00
20060915-0114669

Unimproved ( )
This is improved(X) property known as **7425 LAKEVIEW DRIVE, NASHVILLE, TN 37209**
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

Whenever 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 14th day of **SEPTEMBER, 2006.**

GARY C. DUKE

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named **Gary C. Duke,** the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office this 14 day of **September, 2006.**

My Commission Expires: **September 22, 2007**

LEE A. COHEN
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN

Lee A. Cohen
Notary Public