Davidson County DEEDQC
Recvd: 08/10/07 14:32 3 pgs
Fees:17.00 Taxes:0.00
20070810-0096122

This Instrument Prepared By:
INGRAHAM & PAUTIENUS, 2100 Parkway Towers, Nashville, Tennessee 37219

This deed was prepared without the benefit of a title search and the description of the property was furnished by the parties. The preparer of this deed assumes no liability whatsoever either for the accuracy of the legal description or the status of the title to the property.

Address New Owner:	***Send Tax Bills To:***	***Map-Parcel***
L.H. Hardwick, Jr., Trustee Hardwick Family Trust U/T/A dated 02/23/1999 653 Andrew Rucker Lane Nashville, Tennessee 37211	Same	Part of Map 161 Parcel 65

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

DARYL A D. COLSTON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

The actual consideration for this transfer is NONE (0).

L. H. Hardwick, Jr.
AFFIANT

My Commission Expires JULY 25, 2009

Sworn to and subscribed before me this 8th day of August, 2007.

Daryl A D Colston
Notary Public

My Commission Expires: July 25, 2009

QUITCLAIM DEED

L. H. HARDWICK, Jr., Surviving Spouse of MONTELE CARSON HARDWICK who passed away on January 1, 2006, does by this instrument exercise the power conferred to him as surviving spouse in Article Seven, Section 1., Paragraph b. of the HARDWICK LIVING TRUST, dated February 23, 1999, to distribute the subject real estate to the irrevocable Family Trust of said HARDWICK LIVING TRUST, known as Hardwick Family Trust U/A Hardwick Living Trust dated February 23, 1999.

Therefore, L. H. HARDWICK, Jr., the surviving Trustee of the HARDWICK LIVING TRUST dated February 23, 1999, by reason of his wife's death, for and in consideration of the sum of -0- Dollars, has this date bargained and sold, and does hereby release and quitclaim unto the HARDWICK FAMILY TRUST, L.H. HARDWICK, Jr., Trustee, all of said HARDWICK LIVING TRUST's interest in certain real estate in Davidson County, Tennessee, being more particularly described as follows:

> Land in Davidson County, Tennessee, being Lot No. 1 on the Plat of Resubdivision Lot 1, and Lot 2 & 3, Love Built Subdivision, of record in Book 9700, Page 210, recorded August 9, 1996, Register's Office of Davidson County, Tennessee, more completely described as follows:

Beginning at an iron pin located at the Northeast corner of Lot No. 1 of the Resubdivision, said point of beginning being in the Western line of Lot No. 2 and running with said line South 25° 13' 20" East, 103.73 feet to an iron pin in the Northern right-of-way of Andrew Rucker Lane with the radius being South 07° 02' 58" West, 76.47 feet to an iron pin; thence North 37° 32' 41" West, 20 feet to an iron pin in the corner of Lot 1; thence with the common boundary of Thrible Springs Estates, South 53° 22' 19" West, 56.25 feet to an iron pin; thence continuing with the common boundary of Thrible Springs Estates, South 86° 01' 08" West, 138.80 feet to an iron pin; thence North 05° 59' 46" West, 140.00 feet to an iron pin; thence with the common boundary of Christ Church Memorial Gardens, North 84° 00' 14" East, 207.75 feet to the point of beginning, said Lot No. 1 containing .717 acres.

BEING the same property conveyed by L. H. HARDWICK, JR. and wife, MONTELLE CARSON HARDWICK, to L. H. HARDWICK, JR. and MONTELLE CARSON HARDWICK, Trustees, or their successors in trust, under the revocable HARDWICK LIVING TRUST dated February 23, 1999, the said MONTELLE CARSON HARDWICK having since died, by deed of record in Book 11355, Page 441, Register's Office for Davidson County.

This property is conveyed subject to all easements, covenants, setback lines, conditions and encumbrances of record.

This is improved property known as: 653 Andrew Rucker Lane, Nashville, Tennessee 37211.

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 8 day of August, 2007.

L. H. Hardwick Jr.

L. H. HARDWICK, JR., Trustee
HARDWICK LIVING TRUST dated February 23, 1999

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 L. H. Hardwick, Jr., Trustee of the HARDWICK LIVING TRUST dated February 23, 1999, with whom I am personally acquainted, who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 23rd day of August, 2007.

CARLA D. COLSTON
STATE
TENNESSEE
NOTARY
PUBLIC
DAVIDSON COUNTY, TENN.

NOTARY PUBLIC
My Commission Expires: July 25, 2009

My Commission Expires JULY 25, 2009