THIS INSTRUMENT PREPARED BY:
HAYNES & FREEMAN, PLC
P. O. Box 527
140 North Main Street
Goodlettsville, Tennessee 37070

BILL GARRETT, Davidson County
Trans:T20110008974 DEEDQC
Recvd: 02/11/11 15:02 3 pgs
Fees:17.00 Taxes:0.00
20110211-0012164

QUITCLAIM DEED

Address New Owners	Send Tax Bills To:	Map-Parc
Michael B. Boone and Marjorie Beth Minter 4065 Lavergne Couchville Pike Antioch, TN 37013	Same	16500006402

FOR AND IN CONSIDERATION of One Dollar ($1.00), cash in hand paid, the receipt of which is hereby acknowledged, **MICHAEL B. BOONE**, by these presents does hereby quitclaim and convey unto **MICHAEL B. BOONE, UNMARRIED, AND MARJORIE BETH MINTER, UNMARRIED, AS JOINT TENANTS WITH A RIGHT OF SURVIVORSHIP, real estate located in Davidson County, Tennessee, 4065 Lavergne Couchville Pike, Antioch, Tennessee 37013** more fully described as follows:

See Attached Exhibit A

This property is improved by a dwelling house standing thereon and is known as 4065 Lavergne Couchville Pike, Antioch, Davidson County, Tennessee 37013.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value whichever is greater for this transfer is $ -0-.
Subscribed and sworn to before me this 11th day of June, 2008.
My Commission Expires: 2-22-2010

Michael B. Boone
Affiant

HOLLY D. WURZLER
NOTARY PUBLIC
STATE OF TENNESSEE
DAVIDSON COUNTY

(Affix Seal) Notary Public

Said property is conveyed subject to such limitations,

restrictions, and encumbrances as may affect the premises.

Witness my hand this 11th day of June, 2008, the bargaining party, having caused my name to be signed hereto on said day and date.

Michael B Boone
MICHAEL B. BOONE

STATE OF TENNESSEE
COUNTY OF Rutherford

Personally appeared before me, Holly D. Wurzler a Notary Public in and for said County and State, MICHAEL B. BOONE, the within named 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 Lavergne, Tennessee, this the 11th day of June, 2008.

HOLLY D. WURZLER
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY

Holly D Wurzler
NOTARY PUBLIC

My Commission Expires: 2-22-2010

EXHIBIT A

Beginning at an iron pin found in the west right-of-way of Lavergne-Couchville Pike and athe southwest corner of tax map 165.00, parcel 64.00, conveyed to Anna Torres in Instrument No. 20051014-0124166, Register's Office for Davidson County, Tennessee, thence with the right-of-way of Lavergne-Couchville Pike, North 48 degrees 44 minutes 08 seconds East, a distance of 255.92' to a point;

Thence, continuing with said right-of-way, North 47 degrees 45 minutes 32 seconds East, a distance of 28.93' to an iron pin set at the southwest corner of this parcel, The True Place of Beginning;

Thence, continuing with said right-of-way North 47 degrees 45 minutes 32 seconds East, a distance of 62.21' to a point;

Thence, continuing with said right-of way with a curve to the left having a delta angle of 01 degree 59 minutes 41 seconds, radius of 1233.60', length of 42.95, tangent of 21.47', chord of 42.94', chord bearing North 46 degrees 45 minutes 41 seconds East, to an iron pin set at the northwest corner of this parcel and the former intersection of a county road and Lavergne-Couchville Pike as indicated in Deed Book 9059, page 50, Register's Office for Davidson County, Tennessee;

Thence leaving said right-of way, south 59 degrees 00 minutes 59 seconds East, a distance of 166.85' to an iron pin set at the northeast corner of this parcel and at the northwest corner of tax map 165.00, parcel 64.01, conveyed to Wesley and Barbara Walden inDeed Book 9215, page 923, Register's Office for Davidson County, Tennessee;

Thence with the westerly line of said parcel 64.01, South 32 degrees 54 minutes 01 seconds West, a distance of 95.00' to an iron pin set;

Thence, continuing with the west line of said parcel 64.01, South 36 degrees 28 minutes 07 seconds West, a distance of 142.30' to an iron pin set at the fence corner, the southwest corner of said parcel 64.01 and the southeast corner of said parcel 64.00;

Thence, with the east line of parcel 64.00, North 00 degrees 20 minutes 07 seconds East, a distance of 113.03' to an iron pin set;

Thence, continuing with the east line of said parcel 64.00, North 41 degrees 31 minutes 40 seconds West, a distance of 128.00 to the point of beginning; containing 26,378.04 square feet or 0.61 acres more or less, according to as survey by Baldwin Land Surveying, R. T. Baldwin, Jr., RLS No. 2192, 2240 Cainsville Road, Lebanon, TN 37090, dated November 14, 2006, Job No. 06072.

Being the same property conveyed to Michael B. Boone, unmarried, by deed dated November 27, 2006 from Wesley J. Walden, Sr. and wife, Barbara J. Walden and Roger D. Walden of record as instrument number 20061128-0146810, Register's Office for Davidson County, Tennessee.