BILL GARRETT, Davidson County
Trans:T20160114281 DEEDQC
Recvd: 12/28/16 15:01 5 pgs
Fees:27.00 Taxes:0.00
20161228-0136522

{This instrument prepared by: Elfriede Muggler. This instrument was prepared from information {furnished by Robert J. Notestine III, Attorney, 109 Kenner Avenue, Nashville, TN 37205.

QUITCLAIM DEED

Know all persons by these presents, I, Elfriede Muggler, Trustee of the E. Muggler Revocable Living Trust (hereinafter referred to as the "Grantor") do hereby quitclaim, bargain, grant and convey unto Elfriede Muggler, Trustee of the 440 Donelson Pike Trust, with full power to mortgage, convey, transfer and encumber without joinder of any beneficiary, (hereinafter referred to as the "Grantee") all of Grantor's interest in the following described parcels of real estate located in Davidson County, Tennessee.

Address of New Owner:	Map-Parcel Numbers
440 DONELSON PIKE TRUST	096-130-037.00
P.O. BOX 52,	096-130-036.00
COOKEVILLE, TN 38503	096-130-035.00
	096-130-190.00
	096-130-191.00
	096-130-192.00

Tract I

Being Lot No. 82 on the Plan of Perry Heights, as of record in Book 2900, Page 18, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

Being part of the same property conveyed to E. Muggler, Revocable Living Trust, by Quitclaim Deed from Elfriede Muggler of record in Instrument 20101123-0093724, Register's Office for Davidson County.

This is improved property commonly known as 2730 Nodyne Drive, Nashville, TN 37214. Map and Parcel Number 096-130-037.00

Tract II

Being Lot No. 109 on the Plan of Perry Heights, as of record in Book 2900, Page 18, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

Being part of the same property conveyed to E. Muggler Revocable Living Trust, by Quitclaim Deed from Elfriede Muggler of record in Instrument 20101123-0093724, Register's Office for Davidson County.

This is improved property commonly known as 440 Donelson Pike, Nashville, Tennessee 37214. Map and Parcel Number 096-130-036.00.

Tract III

Being Lot No. 108 on the Plan of Perry Heights, which is of record in Plat Book 2900, Page 18, Register's Office for Davidson County, Tennessee

Being part of the same property conveyed to E. Muggler Revocable Living Trust, by Quitclaim Deed from Elfriede Muggler of record in Instrument 20101123-0093724, Register's Office for Davidson County.

This is improved property commonly known as 438 Donelson Pike, Nashville, Tennessee 37214. Map and Parcel Number 096-130-035.00.

Tract IV

Parcel A on the Plan of Perry Heights, as recorded in Book 5210, Page 318, Register's Office for Davidson County, Tennessee, in the first Civil District of Metropolitan Nashville, Davidson County, Tennessee, lying west of the relocated Donelson Pike and north of Nodyne Drive and being more fully described as follows:

Beginning at an iron pin on the westerly right of way line of the relocated Donelson Pike at the northerly end of the northwesterly return curve at the intersection of the said Donelson Pike and Nodyne Drive and proceeding as follows: Southwardly and westwardly with a 35' radius curve to the right 57.55' to an iron pin; thence westwardly with a 356.34' radius curve to the right 32.95' to an iron pin on the original center line of Donelson Pike; thence northwardly with said line and a 1475' radius curve to the right 116.86' to an iron on the extension of the common line of lots 82 and 109 on the Plan of Perry Heights as recorded in Book 2900, Page 18,

R.O.D.C., Tennessee, thence with the extension of said line S 64 deg 46' 12" E 56.14' to an iron pin on the westerly right of way of the relocated Donelson Pike, thence southwardly with said line and 1472.70' radius curve to the left 65.63' to the point of beginning and containing 6,633 square feet or .15 acre as survey by Ragan-Smith-Murphy and Assoc., Inc. in August of 1980.

Being party of the old right-of-way of the old Donelson Pike, also being part of the old Craig Property of record in Book 4180, Page 553, Register's Office for Davidson County, Tennessee.

Being part of the same property conveyed to E. Muggler Revocable Living Trust by Quitclaim Deed from Elfriede Muggler of record in Instrument 20101123-0093724, Register's Office for Davidson County.

This is unimproved real property located on Donelson Pike, Nashville, Tennessee 37214. Map and Parcel Number 096-130-190.00.

Tract V

Parcel B on the Plan of Perry Heights, as recorded in Book 5210, Page 318, Register's Office for Davidson County, Tennessee, in the First Civil District of Metropolitan Nashville-Davidson County, Tennessee, lying west of the relocated Donelson Pike and north of Nodyne Drive and being more fully described as follows:

Beginning at an iron pin on the westerly right-of-way of the relocated Donelson Pike and the extension, eastwardly, of a common line of Lots 82 and 109 on the Plan of Perry Heights, as of record in Book 2900, Page 18, R.O.D.C. as proceeding as follows: With said extension north 64 deg. 46' 12" W 56.14' to an iron pin on the original center line of Donelson Pike; thence northwardly with said line and 1475' radius curve to the right 79.74' to an iron pin on the extension of the common line of Lots 109 and 108 of Perry Heights; thence with this line extended S 64 deg. 25' 03" E 43.07' to an iron pin on the westwardly right-of-way line of the relocated Donelson Pike; thence southwardly with said line and a 1472.70' radius curve to the left 81.89' to the point of beginning and containing 3931 square feet, or 0.09 acres as surveyed by Ragan-Smith-Murphy and Assoc., in August of 1980.

Being party of the old right-of-way of the old Donelson Pike, also being part of the old Craig Property of record in Book 4180, Page 553, Register's Office for Davidson County, Tennessee.

Being part of the same property conveyed to E. Muggler Living Revocable Trust, by Quitclaim Deed from Elfriede Muggler of record in Instrument 20101123-0093724, Register's Office for Davidson County.

This is unimproved real property located on Donelson Pike, Nashville, Tennessee 37214. Map and Parcel Number 096-130-191.00.

Tract VI

Parcel C on the Plan of Perry Heights, as recorded in Book 5210, Page 318, Register's Office for Davidson County, Tennessee, in the First Civil District of Metropolitan Nashville-Davidson County, Tennessee, lying west of the relocated Donelson Pike and north of Nodyne Drive and being more fully described as follows:

Beginning at an iron pin on the westerly right-of-way line of the relocated Donelson Pike and the extension eastwardly, of the common line of Lots 109 and 108 of Perry Heights as recorded in Book 2900, Page 18, Register's Office for Davidson County, and proceeding as follows: with said common line north 64 degrees 251 0311 west 43.07 feet to an iron pin on the original center line of Donelson Pike; thence northwardly with said line and a1,475 foot radius curve to the right 81.69 feet to an iron pin on the extension of the common line of Lots 108 and 107; thence with this line extended south 66 degrees 241 5611 east, 29.75 feet to an iron pin in the westerly right-of-way line of the relocated Donelson Pike; thence southwardly with said line and a 1.472.70 foot radius curve to the left 84.58 feet to the Point of Beginning and containing 3,024 square feet of 0.07 acre as surveyed to Ragan-Smith-Murphy and Assoc., Inc. in August of 1980.

Being part of the old right-of-way of the old Donelson Pike. Also, being part of the old Craig property of record in Book 4180, Page 553, Register's Office for Davidson County, Tennessee.

Being part of the same property conveyed to E. Muggler Revocable Living Trust by Quitclaim Deed from Elfriede Muggler of record in Instrument 20101123-0093724, Register's Office for Davidson County.

This is unimproved real property located on Donelson Pike, Nashville, Tennessee 37214. Map and Parcel Number 096-130-192.00.

In additional to the transfer of title to the Grantee, the purpose of this deed is to consolidate the above-described real properties into one parcel for property tax purposes.

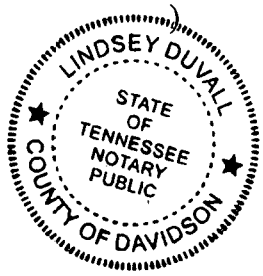
(COUNTY OF DAVIDSON)
(STATE OF TENNESSEE
(The actual consideration or value, whichever is greater)
(for this transfer is $0.00.

E. Muggler
Affiant

(Subscribed and sworn to before me
(this 28th day of December, 2016.

Lindsey Duvall
Notary Public

(My Commission Expires: 05/05/2020
(



Witness my hand this 28th day of December, 2016.
E. Muggler Revocable Living Trust,

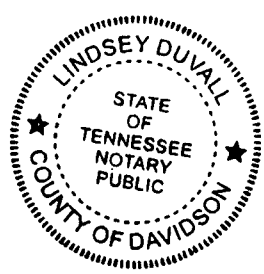
By E. Muggler
E. Muggler, Trustee

STATE OF TENNESSEE}
COUNTY OF DAVIDSON}

Before me, the undersigned Notary Public of the state and county aforesaid, personally appeared, E. Muggler whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, executed the foregoing instrument for the purposes therein contained as Trustee of the E. Muggler Revocable Living Trust, E. Muggler, Trustee.

WITNESS my hand and official seal of Nashville, Tennessee, on this 28th day of December, 2016.

Lindsey Duvall
Notary Public



My Commission Expires: 05/05/2020