3629

BOOK 5854 PAGE 85

QUITCLAIM DEED

| Address of New Owner: | Send Tax Bills To: | Map & Parcel No. |
|---|---|---|
| John Thomas Stephens<br>% Opal C. Mason<br>Rt. 2, Box 131C<br>Fort Valley, GA 31030 | Same | Map: 141<br>Parc.: 55<br>09D 22240 |

For and in consideration of One Dollar, cash in hand paid, the receipt of which is hereby acknowledge by grantor and for the express purpose of executing and carrying out the terms of a trust created under the last will and testament of George Thomas Stephens, deceased, as of record in Probate Court of Davidson County, Tennessee, Will Book Number 93, page 197, I., Opal Cross Stephens, Trustee, hereby quitclaim and convey unto John Thomas Stephens, his successors and assigns a fee simple title in and to the following described tract of land:

A parcel of land in the Ninth Civil District of Davidson County, Tennessee, on Harpeth River, being a portion of a tract owned by George Thomas Stephens and of record in Book 3709, page 608, Register's Office for Davidson County, Tennessee, surveyed the 10th day of September, 1968, by S. H. Hutchison as follows:

Beginning at a street monument, an inner corner of the T.V.A. station property; thence with their line as follows:

North 13° West 346' to an iron pin in said line, Joe L. Stephens corner; thence with Joe L. Stephens easterly line, south 30° west 1110 more or less to a point in Harpeth River, stake in line on bank in river; thence up said river as follows:

South 80° East 297' to a point; south 89° East 15' more or less to a point in river; thence leave river north 40° east 618' more or less to an iron stake by a corner fencepost; thence with said fence, north 1° 30 min. 228.5' to an iron stake in south line of T.V.A. property; thence with said line, north 87° 30 min. west 92' to a point of beginning, containing 7.75 acres, being the same more or less.

Being part of the same property conveyed to George Thomas Stephens as of record in Book 3709, page 608, R.O.D.C, Tennessee and being the same property devised to Opal Cross Stephens, Trustee, under paragraph IV of the Last Will and Testament of George Thomas Stephens, deceased, as of record in Will Book 93, page 197, Probate Court for Davidson County, Tennessee.

Said property is conveyed subject to such limitations, restrictions and encumbrances as may affect the premises.

WITNESS my hand this 22nd day of FEBRUARY, 1982 at

Nashville, Tennessee.

BOOK 5854 PAGE 86

Opal Cross Stephens, Trustee
OPAL CROSS STEPHENS, TRUSTEE

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public, in and for said County and State, Opal Cross Stephens, Trustee, who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 22 day of February, 1982.

Harold E Collins
NOTARY PUBLIC

HAROLD E. COLLINS NOTARY PUBLIC DAVIDSON COUNTY, TENN.

MY COMMISSION EXPIRES: 4-18-87

This instrument prepared by:

Harold E. Collins, Attorney
802-51st Avenue, North
Nashville, Tennessee 37209

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ None.

Subscribed and sworn to before me, this 22nd day of February 1982.

John Thomas
Affiant

Harold E Collins
Notary Public

HAROLD E. COLLINS NOTARY PUBLIC DAVIDSON COUNTY, TENN.

My commission expires: 4-18-87

G 80535

IDENTIF. REFERENCE

FEB 22 11 06 AM '82

REGISTER
DAVIDSON COUNTY, TENN.

RUSH