FROM:

Douglas L. Sanders and wife,
Ladye Frank Sanders
TO:

Houston T. Ezell

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QUITCLAIM DEED

Houston T. Ezell	Same	Map 135
837 Forest Hills Dr.		Par 5
Nashville, TN 37220		2D-23650

THIS INSTRUMENT WAS PREPARED BY:

Tom G. Coleman, Jr.
Attorney at Law
9000 East Church St.
Brentwood, TN 37027

STATE OF TENNESSEE)
COUNTY OF ~~DAVIDSON~~) Williamson

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

Houston T. Ezell
Affiant

Subscribed and sworn to before me, this 7th day of March, 1983.

Lynda Worden
Notary Public
Commission expires: 10/21/84

IDENTIF. REFERENCE
MAR 11 11 03 AM '83
FELIX Z. KELLY II REGISTER
DAVIDSON COUNTY, TN
RUSH

H 35488

FOR AND IN CONSIDERATION of love and affection (and no monetary consideration) and for the express purpose of making a re-conveyance to create fee simple title in Houston T. Ezell conveying all interests that Douglas L. Sanders may have in the hereinafter described property and any marital rights Ladye Frank Sanders may possess.

We, Douglas L. Sanders and wife, Ladye Frank Sanders

, by these presents do hereby quitclaim and convey unto Houston T Ezell

his heirs and assigns, the following described tract or parcel of land, to wit:

Land in the 2nd Civil District of Davidson County, Tennessee, being described according to a survey by Ralph W. E. Lambert, Surveyor, dated September 13, 1967, and more particularly described as follows:
Beginning at an iron pin in the southerly margin of New Murfreesboro Pike, being Campbell's Northeast corner and the Northwest corner of the property herein conveyed; thence with the southerly margin of New Murfreesboro Pike, South 54 deg. 15' East 546.0 feet to an iron pin; thence South 22 deg. 40' west 1,671.3 feet

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to an iron pin; thence North 87 deg. West 850.0 feet to an iron pin; thence North 10 deg. 30' East 697.5 feet with a fence to a concrete monument; thence North 4 deg. 25' East 366.0 feet with a fence to an iron pin; thence South 86 deg 15' East 863.0 feet with a fence to an iron pin; thence North 2 deg. 20' East 823.3 feet with a fence to the point of beginning, containing 29.44 acres, more or less.

Being the same property conveyed to Houston T. Ezell and Douglas L. Sanders by deed from Azile Matlock of record in Book 4176, Page 812, Register's Office for Davidson County, Tennessee.

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Land in the 2nd Civil District of Davidson County, Tennessee, being described according to a survey by Ralph W. E. Lambert, Surveyor, dated September 13, 1967, and more particularly described as follows:
Beginning at an iron pin in the southerly margin of Old Murfreesboro Pike, said beginning point being the Northeast corner of property reserved by Mrs. Azile Matlock and being the Northwest corner of the property herein conveyed; thence South 36 deg. 20' west 175.5 feet to an iron pin; thence N 53 deg. west 128.5 feet to an iron pin; thence S 29 deg. 45' west 186 feet to an iron pin in the northerly margin of New Murfreesboro Pike; thence with the Northerly margin of New Murfreesboro Pike, 323.7 feet to an iron pin; thence * continued on page 3

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

This is _____property known as _____

_____.

IN WITNESS WHEREOF, we have hereunto set our hands on this the 7th. day of March, 1983.

Douglas L. Sanders
DOUGLAS L. SANDERS

Ladye Frank Sanders
LADYE FRANK SANDERS

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 DOUGLAS L. SANDERS AND WIFE, LADYE FRANK SANDERS _____, the bargainors, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 7th day of March, 1983.

Harold D. Mitchell
NOTARY PUBLIC

My Commission Expires: Apr. 17, 1983

Description Continued from Page 2

North 22 deg. 40' E. 401.1 feet to an iron pin in the southerly margin of Old Murfreesboro Pike; thence N 53 deg. 43' west with the southerly margin of Old Murfreesboro Pike 122.0 feet to the point of beginning, containing 2.11 acres, more or less.

Being the same property conveyed to Houston T. Ezell and Douglas L. Sanders by deed from Azile Matlock of record in Book 4176, Page 817, Register's Office for Davidson County, Tennessee.

This instrument is made subject to any restrictions or easements of record and to all applicable local government planning, building and zoning regulations.