BOOK 5891 PAGE 663

QUITCLAIM DEED

Address New Owner:	Send Tax Bills To:	Map-51-11-110 Parcel 5
George E. Mudter, Jr., Trustee Suite C11, Paddock Bldg. Brentwood, TN 37027	Same	RE-RECORD BOOK 6709 PAGE 622

STATE OF TENNESSEE
COUNTY OF DAVIDSON

I hereby swear or affirm that the actual consideration or true value of this transfer whichever is greater, is: $0.

Affiant

Subscribed and sworn to before me this 14th day of October, 1985.

Notary Public
My commission expires: 4-19-87

This document prepared by:
Betsy B. Edwards
SROUJI, HESS & EDWARDS
Suite 200, Kingsport Bldg.
215 Centerview Drive
Brentwood, TN 37027

RUSH

IDENTIFI REFERENCE
OCT 14 3 26 PM '85
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

44293

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WHEREAS, Dortha M. Huffine conveyed to Thomas E. Stewart and wife Nancy G. Stewart by Warranty Deed of Record in Book 4933, Page 649, Register's Office for Davidson County Tennessee, property described as:

TRACT ONE: A tract of land in the 11th Civil District of Davidson County, Tennessee, to wit: Beginning at an iron pin on the southerly margin of Wellington Drive and said pin being 381.8 feet from the easterly margin of Saunders Avenue, and running thence following courses and distances: S 1° 10' E a distance of 403.9 feet to an iron pin; thence N 86° 12' W a distance of 271.8 feet to an iron pin; thence N 2° 20' W a distance of 439.0 feet to a concrete monument in the easterly margin of Saunders Avenue; thence around a curve to the right, said curve having a radius of 25 feet, a distance of 38.2 feet to a concrete monument; thence continuing around a curve to the left, said curve having a radius of 366.2 feet, a distance of 194.8 feet to a concrete monument in the southerly margin of Wellington Drive; thence South 89° 03' E along the southerly margin of Wellington Drive, a distance of 62.0 feet to the point of beginning, said tract containing 2.6 acres, more or less, and being in accordance with a survey.

Being the same property conveyed to Bernice H. Huffine and wife, Dortha M. Huffine, by deed from Ray E. Garrett, et ux, of record in Book 3012, Page _____, Register's Office for Davidson County, Tennessee; and further being the same property conveyed to Dortha M. Huffine by decree from Bernice H. Huffine, of record in Book D049, Page 468, Divorce Decree of Davidson County, Tennessee.

TRACT TWO: A tract of land in the 11th Civil District of Davidson County, Tennessee, described according to a copy of a survey thereof made July 18, 1959, by Turner Engineering Company, Inc., as follows:

RE-RECORD
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IDENTIFI REFERENCE
Nov 14 2 50 PM '85
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

Beginning at a concrete monument in the easterly margin of Saunders Avenue, said monument being 25 feet from the southerly margin of Wellington Drive, and running the following courses and distances: South 2° 20' East a distance of 403.9 feet to an iron pin; thence N. 86° 12' West a distance of 59.1 feet to an iron pin; thence N 45° 42' West a distance of 260.0 feet to an iron pin; thence N 44° 18' East a distance of 187.3 feet to a point; thence around a curve to the left, said curve having a radius of 832.4 feet, a distance of 152.0 feet, to the point of beginning, said tract containing 1.3 acres, more or less.

Being a portion of the same property conveyed to Dortha Huffine by deed from Huffine Electric Company, of record in Book 4181, Page 303, Register's Office for Davidson County, Tennessee.

WHEREAS, Thomas E. Stewart recorded a plat of said land adopting a plan of subdivision to be known as Wellington Square in Book 5200, Page 91, Register's Office for Davidson County, Tennessee; and

WHEREAS, Thomas E. Stewart and wife Nancy G. Stewart and Wallace R. Driver and wife Lucille Driver, as developers, recorded a Master Deed submitting the property known as Wellington Square to a horizontal property regime and to other covenants, conditions, and restrictions as recorded in Book 5620, Page 543, Register's Office for Davidson County Tennessee; and subsequently amending the Master Deed as recorded in Book 5620, Page 579, Register's Office for Davidson County Tennessee; and

WHEREAS, Wallace R. Driver and wife Lucille Driver, and Joyce Widick Bricka, Roy C. Acuff, David W. Ellis and wife Brenda M. Ellis, Cynthia Ryan North, Robert H. Edwards, John R. Furman, James M. Webb, Jr. and wife Cynthia Webb, and Nelson C. Andrews, are all of the present equitable and legal owners of record of the Filial Estates within Wellington Square; and

WHEREAS, said Owners desire to regroup and merge the Filial Estates rescinding the horizontal property regime in accord with Tennessee Code Annotated, Section 66-27-109; and

WHEREAS, all owners by separate contemporaneous Quitclaim Deeds are conveying all the interest and title which they own in the above described property to George E. Mudter, Jr., Trustee, in order to regroup and merge the Filial Estates and to abolish the horizontal property regime in accord with Tennessee Code Annotated, Section 66-27-109;

NOW THEREFORE, I, Cynthia Ryan North, do hereby quitclaim to George E. Mudter, Jr., Trustee, the following property contained in Davidson County, State of Tennessee, together with all appurtenant rights in the limited commons area and undivided common areas, to wit:

Land in Davidson County, Tennessee, being Lot No. 5 on the Re-subdivision of Lots 4 and 5 of Wellington Square as of record in Book 5210, Page 300, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description of said lot.

Being the same property conveyed to Cynthia Ryan North by Quitclaim Deed from Phillip North, of record in Book 6445, page 109, Register's Office for Davidson County, Tennessee.

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BOOK 6709 PAGE 624

IN WITNESS WHEREOF, I have signed my name this 26th day of ~~August~~ September, 1985.

Cynthia Ryan North

Cynthia Ryan North

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me the undersigned, a Notary Public in and for said State and County, Cynthia Ryan North, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and seal at Nashville, Tennessee, this 26th day of September, 1985.

Notary Public

My commission expires: 1-18-87