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BOOK 8197 PAGE 683

FROM
Scott A. Werner and wife, Dawn A. Werner
David E. Werner and wife, Mary Jean Werner

AND

TO
Harold Reeves, Trustee

FROM
Harold Reeves, Trustee

TO
Scott A. Werner and wife, Dawn A. Werner
David E. Werner and wife, Mary Jean Werne

QUITCLAIM DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
David E. Werner et al	Same	Map 20
(NAME)	(NAME)	P/O/ Par. 19
421 Glenpark Drive (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, TN 37217 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	

THIS INSTRUMENT WAS PREPARED BY

This instrument prepared by:
Harold Reeves, Attorney
640 Spence Lane
Nashville TN 37217

This instrument prepared from information furnished by parties.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS

$ NONE

David E. Werner
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 10th DAY OF September, 1990

Notary Public

MY COMMISSION EXPIRES: 8/5/94

(AFFIX SEAL)

FOR AND IN CONSIDERATION of love and affection (and no monetary consideration) and for the express purpose of making a re-conveyance to create a fee simple estate in Scott A. Werner and wife, Dawn A. Werner and David E. Werner and wife, Mary Jean Werner as tenants by the entireties in the last survivor of them and in order to divide the acerage tract of record in Book 7433, page 433, into separate tracts and separate parcel numbers.

We, Scott A. Werner and wife, Dawn A. Werner and David E. Werner and wife, Mary Jean Werner

by these presents do hereby quitclaim and convey unto Harold Reeves, **Trustee, his successors and assigns, the following described tract or parcel of land, to wit:**

LAND in the 14th Civil District of Davidson County, Tennessee, according to a survey dated July 23, 1990, by Galyon W. Northcutt, Registered Land Surveyor #1529, containing 5.17 acres, more or less, described as follows and bounded on the north and east by property belonging to Scott A Werner et ux et al; on the southeast by property belonging to Charles Davis, and on the southwest and west by property belonging to S. Zeitlin and S. Lubetkin:

BEGINNING on an iron pin in the center of a fifty (50) foot ingress/egress right-of-way and located 424.72 feet west of a concrete monument on the west margin of Marrowbone Lake Road, said monument being approximately 0.9 mile northwest of Grays Point Road and approximately 0.4 mile south of the bridge crossing Marrowbone Creek; thence N41°44'55"W, 496.76 feet to an iron pin on the north side of a branch; thence S83°25'25"W, down the branch 242.86 feet to an iron pin on the northeast bank of the intersection of two branches; thence S11°37' 50"E, up the branch 371.82 feet to a point in the center of a branch; thence S25°07'35"E, 319.41 feet to an iron pin; thence N57°50'00"E, 180.98 feet to an iron pin; thence N74°21'45"E, 65.97 feet to an iron pin; thence N36°22'45"E, 243.98 feet to an iron pin in the point of beginning.

BEING part of the same property conveyed to Scott A. Werner and wife, Dawn A. Werner and David E. Werner and wife, Mary Jean Werner, by Installment Deed from Charles E. Binkley and wife, Dorothy Mai Binkley, of record in Book 7433, page 433, Register's Office for Davidson County, Tennessee.

INCLUDED in this tract, but expressly excluded from it is a 50 foot right-of-way for ingress and egress to this tract and the remaining property of Scott Werner lying to the north of this tract, the centerline of which is described as follows: BEGINNING on a concrete monument on the west margin of Marrowbone Lake Road, being one and the same monument described in the foregoing 5.17 acre tract; thence S65°42'35"W, 52.53 feet to an iron pin; thence N81°54' 50"W, 111.73 feet to an iron pin; thence N75°23'55"W, 131.31 feet to an iron pin; thence N52°16' 25"W, 129.15 feet to an iron pin, the southeast corner of the above 5.17 acre tract.

This is { unimproved (X) / improved ( ) } property, known as 5.17 acre tract, Marrowbone Lake Road, Joelton, TN 37080
(House Number) (Street) P. O. Address: (City or Town) (Postal Zone)

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

And now, I, the said Harold Reeves, Trustee, for the express purpose of carrying out the intent of this conveyance, as above set out, do hereby quitclaim and convey unto Scott A. Werner and wife, Dawn A. Werner and David E. Werner and wife, Mary Jean Werner for the purposes herein described

their heirs and assigns, the same property hereinabove described and set forth, to which reference is here made, and said property is conveyed subject to the same limitations, restrictions and encumbrances as may affect the premises, as above set forth.

IN WITNESS WHEREOF we have hereunto set our hands on this the 14th day of September, 1990.

Scott A. Werner

Dawn A. Werner

David E. Werner

Mary Jean Werner

Harold Reeves Trustee.

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, Scott A. Werner, Dawn A. Werner, David E. Werner and Mary Jean Werner, 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 14th day of September, 1990.

Notary Public.

My commission expires: 5/22/93

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, Harold Reeves, Trustee, the bargainor, with whom I am personally acquainted, and who acknowledged that he, as Trustee, executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 14th day of September, 1990.

Notary Public.

My commission expires: 5/22/93

57983

IDENTIFICATION

SEP 17 3 19 PM '90

FILED & RECORDED

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