THIS INSTRUMENT PREPARED BY:
STEWART & BLACK, ATTORNEYS
Mail : 333 GALLATIN ROAD SOUTH
MADISON, TN 37115

ADDRESS NEW OWNER:

JAMES LEDFORD HERRON
4123 A Saunders Ave
Nashville, TN 37216

SEND TAX BILLS TO:

SAME

MAP/PARCEL NUMBER:

MAP 032-00-0
PARCEL 034

BOOK 8272 PAGE 451

STATE OF TENNESSEE :
COUNTY OF DAVIDSON :

THERE IS NO MONETARY CONSIDERATION FOR THIS TRANSFER, THIS 4th DAY OF JANUARY, 1991.

James Ledford Herron
AFFIANT

SWORN TO AND SUBSCRIBED BEFORE ME THIS 4th DAY OF JANUARY, 1991.

Renee C Avis
NOTARY PUBLIC

MY COMMISSION EXPIRES: 3-14-92

This Instrument Prepared From Information Furnished By The Parties

QUITCLAIM DEED

FOR AND IN CONSIDERATION OF THE SUM OF ONE ($1.00) DOLLAR, cash in hand paid and other good and valuable considerations, the receipt and sufficiency of which are hereby expressly acknowledged, I, RONALD EUGENE AVIS, A SINGLE PERSON, hereinafter referred to as GRANTOR, do hereby quitclaim and convey unto the said JAMES LEDFORD HERRON, A SINGLE PERSON, hereinafter referred to as GRANTEE, HIS successors, heirs and assigns, all of MY right, title and interest in and to certain real estate in DAVIDSON County, Tennessee, as follows, to-wit:

LAND in the 10th Civil District of Davidson County, Tennessee, located North of Campbell Road and being described according to a survey by John J. O'Connor, Tennessee Number 458, dated June 1, 1988, as follows:

BEGINNING at an iron pin in a fence line, a common corner with other property owned by Alvin L. Hunter, of record at Book 6108, page 529, Register's Office for Davidson County, Tennessee; thence, N 53° 53' 6" E 1,088.21 feet to a point; thence, N 30° 42' 47" W 40 feet to a point; thence, N 59° 17' 13" E 291.57 feet to an iron pin, a common corner of the within described tract and another tract owned by Inis Lorena Markham, of record at Book 6742, page 181, Register's Office for Davidson County, Tennessee; thence, with Inis Markham's line N 35° 17' 29" W 108.59 feet to a point; thence, N 61° 55' 13" W 357.19 feet to a point; thence, N 84° 28' 11" W 412.42 feet to a point; thence, S 86° 18' 30" W 347.97 feet to a point; thence, N 58° 29' 03" W 195.52 feet to a point; thence, N 38° 25' 13" W 260.86 feet to a point, in the line of other property owned by Chester Hardy; thence, with Hardy's line S 11° 14' 52" W 670.74 feet to an iron pin, a common corner of the within described tract, the said Chester Hardy tract, and the said Alvin L. Hunter tract; thence, with Hunter's line S 50° 55' 36" E 797.59 feet to an iron pin; thence, continuing with Hunter's line S 28" 36' 41" W 279.20 feet to the point of beginning, containing 21.50 acres, more or less.

BEING the same property conveyed to Ronald Eugene Avis, a single person, by Warranty Deed from Joseph Cecil Markham, Sr., of record in Book 7777, page 318, Register's Office for Davidson County, Tennessee.

This property is conveyed to subject to and with the benefit and appurtenances of, a 50-foot easement for ingress and egress along its westerly line and continuing through other land of Joseph Cecil Markham, Sr. to Campbell Road, extending in perpetuity for the benefit of Joseph Cecil Markham, Sr. and the Grantee herein, his heirs and assigns; and currently evidenced by a road.

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

WITNESS MY hand this 4th day of JANUARY, 1991.

RONALD EUGENE AVIS, A SINGLE PERSON

STATE OF TENNESSEE :

COUNTY OF DAVIDSON :

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, RONALD EUGENE AVIS, A SINGLE PERSON, the within named bargainor, with whom I am personally acquainted (or who proved TO ME upon satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at MADISON, Tennessee, on this the 4th day of January, 1991.

notary public

My commission expires: 5-11-92

NOTARY PUBLIC STATE OF TENNESSEE

84739

IDENTIF. REFERENCE

JAN 9 10 41 AM '91

FELIX A. [illegible]
DAVIDSON COUNTY TN.

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