STANDARD FORM PROMULGATED BY
TENNESSEE REAL ESTATE FORMS INSTITUTE

STANDARD TAX PARCEL IDENTIFIER

The property being conveyed hereby is (the same as) (a part of): BOOK 8576 PAGE 530

County DAVIDSON Civil Dist. ..... Tax Map ..... Group ..... Control Map 52-16 Parcel 85

This property has a street address of 1314A Neelys Bend Road, Madison, TN. 37115

In accordance with TCA §66-24-114, the name and address of the person or agency responsible for payment of real property taxes is:

PHILLIP MATTHEW MITCHELL
1314A Neelys Bend Road
Madison, TN. 37115

In accordance with TCA §66-24-115, this instrument was prepared by:

RANDLE W. HILL JR. Attorney At Law
Roehrig & Associates P.C.
115 Public Square
Gallatin, TN. 37066

# TENNESSEE QUITCLAIM DEED

THIS QUITCLAIM DEED made this 17 day of March, 19 92, by and between

GRANTOR

DANA LEE MITCHELL
714 Due West Avenue
Apartment B-9
Madison, TN. 37115

GRANTEE

PHILLIP MATTHEW MITCHELL
1314A Neelys Bend road
Madison TN. 37115

7215 03/17 0101 01CASH 6.00

Enter in appropriate block for each party: name, address, and, if appropriate, character of entity, e.g. corporation or partnership.

The designation Grantor and Grantee as used herein shall include said parties, their heirs, successors, and assigns, and shall include singular, plural, masculine, feminine or neuter as required by context.

WITNESSETH, that the Grantor, for a valuable consideration paid by the Grantee, the receipt of which is hereby acknowledged, does hereby convey and quitclaim unto the Grantee in fee simple, all that certain lot or parcel of land situated in the City of NASHVILLE, ..... Civil District, DAVIDSON County, Tennessee and more particularly described as follows: Land in Davidson County, Tennessee, being Tract No. I on unrecorded Map showing the Development of Future Commercial Lot, on the Map of MARLIN MEADOWS, SECTION IV, of record in Book 2133, Pages 66 and 67, Register's Office for Davidson county, Tennessee, as shown on the survey by Hal R. Swann, Jr., dated July 15, 1960, as follows:
Tract No. I is described as beginning on the westerly margin of Neely's Bend Road at the corner of Tracts No. 1 and 2, being the southeast corner of the property conveyed to Homer A. Bains and Wife, Mary Lee Bains, by deed from Herschel Greer, Trustee, of record in Book 3157, Page 245, Register's Office; thence along the margin of the lot, in a southerly direction 99.57 feet to a monument; thence around a curve in a southwesterly direction 39.69 feet to a monument in the northerly margin of Marlin Pass; thence westerly with said Pass, 199.57 feet to the corner of Tracts No. 1 and 4; thence along the line of said Tracts, northwesterly 125 feet to the southerly corner of Tract No. 2, Bains corner; thence easterly with the line of Tracts 1 and 2, 225 feet to the beginning.

Being the same property conveyed to Phillip M. Mitchell and wife Dana L. Mitchell by deed from R.F. Klueter and Wife Irene M. Klueter, of record in Book 6999, Page 889, Register's Office For Davidson County, Tennessee.

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

© 1985 Tennessee Real Estate Forms Institute — Standard Real Estate Form 5, Version 1

BOOK 8576 PAGE 531

In accordance with T.C.A. §66-24-110, the character of the last preceding registered instrument relating to this property and the book and page wherein it is recorded is: Deed Of Trust, Book 6999, Page 892, Register's Office Davidson County, Tennessee

The Grantor's source of title for the property hereinabove described and the book and page wherein all instruments evidencing such title is recorded is: Warranty Deed, Book 6999, Page 889, Register's Office For Davidson County, Tennessee

The Grantor makes no warranty, expressed or implied, as to title to the property hereinabove described and hereby conveys only such interest, if any, as the Grantor has.

In witness whereof, the Grantor has signed this Quitclaim Deed, or if a corporation or partnership, has caused this instrument to be signed in its corporate name by its (A) Officer(s), duly authorized by its Board of Directors, or (B) General Partner(s), the day and year first above written.

| | |
|---|---|
| ..... | Dana L. Mitchell |
| Name of Corporate or Partnership Grantor | Individual Grantor DANA L. MITCHELL |
| ..... | ..... |
| Name Title | Individual Grantor |
| ..... | ..... |
| Individual Grantor | Individual Grantor |

ACKNOWLEDGEMENT BY INDIVIDUAL GRANTOR

STATE OF TENNESSEE Davidson COUNTY

I, a Notary Public of the State and County aforesaid, certify that DANA L. MITCHELL the within named Grantor(s), with whom I am personally acquanted or who was (were) proved on the basis of satisfactory evidence to me to be the person(s) described in and who excuted the foregoing Quitclaim Deed, personally appeared before me and acknowledged under oath that (he) (she) (they) excuted the foregoing Quitclaim Deed as (his) (her) (their) free act and deed for the purposes therein contained.

WITNESS MY HAND AND NOTARIAL SEAL at office in the State and County aforesaid, this 17th day of March, 1992.

Loretta Marie Baltz
NOTARY PUBLIC

My Commission Expires: Jan. 23, 1993

ACKNOWLEDGEMENT BY (CORPORATE) (PARTNERSHIP) GRANTOR

STATE OF TENNESSEE ..... COUNTY

I, a Notary Public of the State and County aforesaid, certify that ..... the person who signed this Quitclaim Deed on behalf of the (corporate) (partnership) Grantor, with whom I am personally acquainted, or who was proved on the basis of satisfactory evidence to me to be the person identified as the (officer) (partner) of the within (corporate) (partnership) Grantor, personally came before me this day and acknowledged that he is such (officer) (partner), as stated, of said (corporate) (partnership) Grantor and that by authority duly given and as the act of the (corporation) (partnership), the foregoing Quitclaim Deed was signed in its name by him as the (corporation's) (partnership's) free act and deed for the purposes therein contained.

WITNESS MY HAND AND NOTARIAL SEAL this ..... day of ..... 19 .....

.....
NOTARY PUBLIC

My Commission Expires .....

STATE OF TENNESSEE AFFIDAVIT OF VALUE
COUNTY OF DAVIDSON PER T.C.A. §67-4-409 (a) (6) (A)

I hereby swear or affirm that the actual consideration for this transfer, is Pursuant To Divorce Decree

GRANTEE OR HIS AGENT

SUBSCRIBED AND SWORN TO before me this 17th day of March, 1992

Loretta Marie Baltz
NOTARY PUBLIC

My Commission Expires: Jan. 23, 1993

This space reserved for Register of Deeds recording data.

PICK-UP
MAR 17 1 03 PM '92
DAVIDSON COUNTY, TN
IDENTIFICATION REFERENCE
93055

Reorder From: The Print Shop, P.O. Box 1165, Johnson City, Tennessee 37605, Phone (615) 926-7811