THIS INSTRUMENT PREPARED BY:

Homer R. Ayers, Attorney-at-Law
Bank of Goodlettsville, Suite 201
Goodlettsville, Tennessee 37072

Mail

QUITCLAIM DEED

BOOK 8726 PAGE 780

ADDRESS NEW OWNERS:	PERSON/ENTITY RESPONSIBLE FOR PAYMENT OF TAXES:	MAP-PAR.
J. Alan Sipe, et ux 1511 Desb. Hl. Madison Tn. 37115	Same as New Owner	Map 17 Parcel 132 I.D. #10D 013900

THIS QUITCLAIM DEED made and entered into on the day and date last written by and between GEORGE C. SIPE and wife, MARTHA B. SIPE, hereinafter referred to as the "GRANTORS", and J. ALAN SIPE and wife, MARTHA B. SIPE, hereinafter referred to as the "GRANTEES";

WITNESSETH:

FOR AND IN CONSIDERATION of the sum of ONE and NO/100 ($1.00) DOLLARS cash in hand paid, the receipt of which is hereby acknowledged, and other good and valuable considerations, we, GEORGE C. SIPE and wife, MARTHA B. SIPE, the GRANTORS, have this day bargained, sold and quitclaimed unto J. ALAN SIPE and wife, MARTHA B. SIPE, the GRANTEES, their heirs and assigns, all of our right, title and interest in certain real property in DAVIDSON COUNTY, Tennessee, described as follows, to-wit:

Land in the 10th Civil District of Davidson County, Tennessee and described according to a survey by Ray G. Cole, Registered Land Surveyor No. 924, dated July 18, 1991, and more particularly described as follows:

Beginning at an iron pin set in the easterly margin (25 feet from the center line) of Union Hill Road, the most southwest corner of this tract, and a corner to Union Hill Cemetery; thence with the margin of said road and a curve to the right having a central angle of 13 deg. 33' 03", a radius of 289.00 feet, an arc length of 68.35 feet, and a chord of North 01 deg. 53' 27" West 68.19 feet to a point in the margin of said road; thence continuing with the margin of said road, North 06 deg. 39' 13" East 620.48 feet to an iron pin set in the margin of said road; thence leaving said road and with a new dividing line, South 83 deg. 20' 47" East 518.21 feet to an iron pin set in the line of Kenneth Hitt; thence, with the line of said Hitt, South 00 deg. 33' 09" West 398.13 feet to an iron pin set by a corner post; thence continuing the line of said Hitt, North 84 deg. 51' 02" East 145.34 feet to an iron pin set by a corner post; thence continuing with said Hitt, South 02 deg. 51' 15" East 343.36 feet to an existing iron pin at a corner post, corner to said Hitt; thence North 82 deg. 03' 21" West 749.58 feet to the beginning, containing 10.00 acres, more or less.

Being the same property conveyed to George C. Sipe and wife, Martha C. Sipe by deed from Howard Bachman and wife, Marty K. Bachman and Eldridge Bachman and wife, Effie Bachman of record in Book 8530, page 788, Register's Office for Davidson County, Tennessee.

The foregoing described was prepared from a survey dated July 18th, 1991, by Ray G. Cole, Registered Land Surveyor, No. 924.

The current mailing address for said property is: 1340 Union Hill Road, Goodlettsville, Tennessee, 37072.

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

4476.3

IDENTIFICATION REFERENCE

SEP 10 10 47 AM '92

DAVIDSON COUNTY, TN

5508 09/10 0101 03CHECK 8.00

IN WITNESS WHEREOF, the undersigned have hereunto set their hands this the 4th day of September, 1992.

GEORGE C. SIPE

MARTHA B. SIPE

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, GEORGE C. SIPE and wife, MARTHA B. SIPE, 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 this the 4th day of September, 1992.

NOTARY PUBLIC

My Commission Expires: 12/29/93

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

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

AFFIANT

Sworn to and subscribed before me this the 4th day of September, 1992.

NOTARY PUBLIC

My Commission Expires: 12/29/93