QUITCLAIM DEED

[THIS INSTRUMENT PREPARED BY:		]
[Harold E. Collins, Attorney		]
[4800 Charlotte Ave., Nashville, TN 37209		]
[Address New Owner(s) As Follows:]	Send Tax Bills To:]	Map-Parcel No.]
[ROBERT GRADY PEARCE AND WIFE]	]	]
[ESTHER FAYE PEARCE]	SAME]	Map 88]
[ ]	]	]
[608 CONTINENTAL DR.]	]	Parcel 47]
[ ]	]	]
[NASHVILLE, TN 37209]	]	]
[(City) (State) (Zip)]	(City)(State)(Zip)]	]

FOR AND IN CONSIDERATION OF LOVE AND AFFECTION AND THE EXPRESS PURPOSE OF CREATING A TENANCY BY THE ENTIRETIES WITH MY WIFE, ESTHER FAYE PEARCE, I, **ROBERT GRADY PEARCE**, BY THESE PRESENTS DO HEREBY QUITCLAIM AND CONVEY UNTO **ROBERT GRADY PEARCE AND WIFE, ESTHER FAYE PEARCE**, OUR SUCCESSORS AND ASSIGNS, THE FOLLOWING DESCRIBED TRACT OR PARCEL OF LAND, TO WIT:

BEGINNING at an iron pin in the northerly right of way of Lakeview Drive, being the southeast corner of the David L. Walker, Jr., property; thence N. 45 deg. 41 min. 53 sec. W. 580.30 ft. to an iron pin; thence S. 52 deg. 08 min. 03 sec. W. 199.08 ft. to an iron pin; thence S. 40 deg. 10 min. 19 sec. E. 109.84 ft. to an iron pin, the northeast corner of the Andrew Dixon property; thence S. 52 deg. 32 min. 20 sec. W. 254.20 ft. to a fence post, being the NE corner of the W.H. Dennis property; thence S. 62 deg. 19 min. 58 sec. W. 50.17 feet to an iron pin, being a point in the easterly line of the Julius M. Fulton property; thence N. 37 deg. 52 min. 00 sec. W. 415.59 ft. to an iron pin; thence N. 43 deg. 08 min. 04 sec. W. 792.00 ft. to an iron pin; thence N. 46 deg. 02 min. 16 sec. W. 127.44 ft. to an iron pin, being in the southerly margin of Hofstetter property; thence N. 46 deg. 40 min. 07 sec. E. 206.89 ft. to a 36 inch Oak, being the northwest corner of the T. Michael Lee property; thence S. 49 deg. 29 min. 17 sec. E. 627.21 ft. to an iron pin; thence S. 77 deg. 42 min. 38 sec. E. 460.00 ft. to an iron pin; thence S. 44 deg. 10 min. 16 sec. E. 863.07 ft. to an iron pin in the northerly right of way of Lakeview Dr.; thence along said right of way S. 51 deg. 33 min. 25 sec. W. 53.67 ft. to the point of beginning containing 11.71 acres more or less according to a survey of Robert Lee Spears and Company, Tennessee Reg. 126, dated June 10, 1993.

BEING part of the same property conveyed to Robert Grady Pearce by deed from Hugh F. Vance and wife, Mary Ruth Vance of record in Book 8985, Page 718, R.O.D.C., Tennessee.

The above description <u>is not</u> the same as in the previous deed of record in that Grantor has subdivided the original tract as set forth by the unrecorded survey of Robert Lee Spears and Company, Tennessee Reg. #126, dated June 10, 1993.

This is unimproved property known as Lakeview Dr.

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

IN WITNESS WHEREOF I have hereunto set my hand on this the 6th day of July, 1993.

Robert Grady Pearce

ROBERT GRADY PEARCE - GRANTOR

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

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

Witness my hand and official seal at Nashville, Tennessee this 8th day of July, 1993.

Joyce Jaudon
NOTARY PUBLIC

My commission expires: 9-25-93

[STATE OF TENNESSEE]
[COUNTY OF DAVIDSON]
[ ]
[The actual consideration or value whichever is greater, for]
[this transfer is $ None]
[Subscribed and Sworn to before me]
[this 12 day of July 1993.]
[Affiant]
[Joyce Jaudon]
[Notary Public:]
[My commission expires: 9-25-93]
[ ]

40363
IDENTIF. ▲ REFERENCE
PICK-UP

93 JUL 13 PM 3:48

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

3361 07/13 0101 01CASH 8.00