QUITCLAIM DEED

This instrument prepared from information provided by the parties without the aid of a title examination.

STATE OF TENNESSEE
COUNTY OF ~~DAVIDSON~~ RUTHERFORD
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ -0-

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 22nd DAY OF March, 1994

Notary Public

MY COMMISSION EXPIRES: 10/26/96
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Security Escrow & Title Co., 515 Enon Springs Road East, Smyrna, TN 37167

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Benny Layne	Benny Layne	183-P/084
(NAME)	(NAME)	
5.0 Acres, Battle Road	220 Clyde Avenue	
(ADDRESS)	(ADDRESS)	
Nashville, Tennessee	Smyrna, TN 37167	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, Violet Layne

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND QUITCLAIMED, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Benny Layne

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, ALL THEIR RIGHT, TITLE AND INTEREST IN AND TO THAT CERTAIN TRACT OR PARCEL OF LAND IN Davidson COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Being Lot 1 in the Fifth Civil District of Davidson County, Tennessee, as shown on the survey of Ernest Medlin, dated October 10, 1981, which survey is not of record, said Lot 1 being more particularly described according to such survey as follows:

Starting at a fence post being located at the intersection of the common boundary line of the southerly side of Carolyn B. Jennings property, the northerly property line of future Battle Road Park, and the easterly right-of-way margin of Battle Road. Thence with the easterly margin of Battle Road a distance of 1309.45 feet to the point of beginning; thence with said right-of-way margin N 5 deg. 48' E a distance of 233.35 feet to an iron pin, thence S 85 deg. 10' E a distance of 933.40 feet to an iron pin; thence S 5 deg. 48' W a distance of 233.35 feet to an iron pin; thence N 85 deg. 10' W a distance of 933.40 feet to an iron pin being the point of beginning and containing 5.0 acres more or less. This legal description is the same as the previous deed of record.

Being the same property conveyed to Benny Layne and wife, Violet Layne by deed from Carolyn B. Jennings, et ux, of record in Deed Book 5832, Page 102, Register's Office for said County.

This conveyance is subject to any and all zoning regulations, building restrictions and setback lines, if any, easements and rights-of-way for public utilities of record.

unimproved (X)
This is improved ( ) property, known as 5.0 Acres, Battle Road, Nashville, Tennessee
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns forever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness my hand this 22nd day of March, 19 94

Violet Layne
Violet Layne

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STATE OF TENNESSEE
COUNTY OF RUTHERFORD

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Violet Layne

the bargainor _____, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Smyrna, Tennessee, this 22ND day of March 19 94

Commission expires 10/26/96

Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____ 19_____ .

My commission expires _____

Notary Public

IDENTIF. & REFERENCE

31395

94 MAR 25 AM 9:00

FELIX [illegible] REGISTER
DAVIDSON COUNTY, TN.

5742 03/25 0101 03CHECK

8.00