QUITCLAIM DEED

[This instrument prepared by:		]
[Harold E. Collins, Atty., 4800 Charlotte Ave., Nashville, TN 37209		]
[(Upon information provided by Grantor(s) and Grantee(s)		]
[Address New Owner(s):	] Send Tax Bills To:	] Map-Parcel No.]
[	]	]]
[Clara Lorene Loftis	] Same	] Map 100]
[	]	]]
[Rt. 1, Old Pond Creek Rd.	]	] Parcel 61]
[	]	]]
[Pegram, TN 37143	]	]]

FOR AND IN CONSIDERATION of One Dollar ($1.00), cash in hand paid, the receipt of which is hereby acknowledged, we, **Steve T. Shroder, Sr. and Judy A. Shroder**, hereinafter referred to as Grantors, by these presents do hereby quitclaim and convey unto **Clara Lorene Loftis**, hereinafter referred to as Grantee, her successors and assigns, all our right, title and interest in and to the following described tract of land:

PROPERTY located in the 23rd Councilmanic District of Nashville, Davidson County, Tennessee, being known as Parcel No. 61 on Davidson County Property Map No. 100 and being more particularly described according to a survey by Wamble & Associates dated March 24, 1989, and revised on July 28, 1989, as follows:

BEGINNING at a small spike set this survey, being more or less, in the center line of Old Pond Creek Road, said spike also being 703.45 feet as measured along said center line from the common southwest corner of the original tract conveyed to John B. Turner from B. B. Johnson as of record in Deed Book 4441, Page 761, R.O.D.C., Tennessee, and the southeast corner of property conveyed to Clara Lorene Loftis as of record in Deed Book 3186, Page 459, R.O.D.C., Tennessee; said spike also being the southeast corner of the Raymond Thompson, et ux, property; thence, leaving said center line, with a bearing of north 13 degrees 3 minutes 43 seconds east and following Thompson's east line for 1046.94 feet to an iron pin set this survey; thence, continuing with Thompson south 84 degrees 52 minutes 17 seconds east 218.0 feet to an iron pin, set this survey. Said pin being on the west line of the Dixon L. Northcutt property; thence, leaving Thompson and following said Northcutt's west line south 13 degrees 12 minutes 31 seconds west 1014.95 feet to a small spike in the center line of Old Pond Creek Road, set this survey; said spike being Northcutt's southwest corner; thence leaving Northcutt and following said center line north 84 degrees 54 minutes 4 seconds west 131.96 feet to an existing P.K.; thence south 75 degrees 8 minutes 5 seconds west, passing an existing P.K. nail at 68.96 feet and continuing 24.56 feet or 93.52 feet total to the point of beginning. Containing 219,092 square feet or 5.029 acres.

BEING the same property conveyed to Steve T. Shroder, Sr. and wife, Judy A. Shroder by deed from John B. Turner and wife, Lois C. Turner of record in Book 5881, Page 876 and corrected in Book 8486, Page 590, R.O.D.C., Tennessee.

The above description is the same as in the previous deed of record.

This is improved property known as Route 1, Old Pond Creek Road, Pegram, Tennessee 37143.

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

Witness our hands this 3rd day of June, 1994, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

STEVE T. SHRODER, SR. - Grantor

JUDY A. SHRODER - Grantor

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **Steve T. Shroder, Sr. and wife, Judy A. Shroder**, the within named bargainors, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee this 3rd day of June, 1994.

NOTARY PUBLIC

My Commission Expires: 7-26-97

JOYCE JORDAN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

[STATE OF TENNESSEE The consideration or value whichever is
[COUNTY OF DAVIDSON greater, for this transfer is $ NONE
[
[Subscribed and sworn to before me Affiant
[this 3rd day of June, 1994.
[
[
[Notary Public
[My commission expires: 7-26-97
[

JOYCE JORDAN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

57280

IDENTIFICATION

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DAVIDSON COUNTY, TN.

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