BOOK 9819 PG 795

0109166

IDENTIF. & REFERENCE

95 OCT -5 PM 2:45

ELLEN ROBERTSON REGISTER
DAVIDSON COUNTY, TN.

THIS INSTRUMENT PREPARED BY:
GARY M. EISENBERG
ATTORNEY AT LAW
PO BOX 70
PLEASANT VIEW, TN 37146
(615) 746-4220

QUITCLAIM DEED

Address New Owner(s):	Send Tax Bills To:	Map-Parcel No.
Ellery Neil Stevens and wife, Tammy L. Stevens 7569 Bidwell Road Joelton TN 37080	Same	Map: 14 Parcel: 152

Mail

KNOW ALL MEN BY THESE PRESENTS that we James W. Fitzgerald and wife, Helen M. Fitzgerald, for and in consideration of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, the receipt of which is hereby acknowledged, have bargained and sold, and do hereby convey, remise, release and forever quitclaim unto Ellery Neil Stevens and wife, Tammy L. Stevens, their heirs and assigns, their entire right, title and interest in and to a certain tract of land in Davidson County, Tennessee, described as follows:

Land in the 14th Civil District of Davidson County, Tennessee, described as follows: Beginning at a point in the west right of way of Bidwell Road, said point being 100.00 feet around a curve to the right (N. 42 deg. 33' 57" W. 99.84 ft.) N. of the northeast corner of the Gayron C. Lytle property, as recorded in Deed Book 7089, page 92 of the Register's office for said county; thence leaving Bidwell Road, S. 69 deg. 41' 34" W. 375.40 ft. to an iron pin set in the north margin of a private road; thence with the north margin of said road, N. 51 deg. 23' 21" W. 275.99 ft. to an iron pin set; thence with the north margin of said road 51 deg. 13' 43" W. 432.41 ft. to an iron pin set, the true point of beginning; thence with the north margin of said road, N 51 deg. 13' 43" W. 410.96 ft. to an iron pin set; thence leaving said margin of said road, N. 08 deg. 25' 14" W, 531.96 ft. to the centerline of Long Creek; thence N. 84 deg. 16' 59" E. 109.66 ft. with the centerline of Long Creek; thence N. 80 deg. 57' 45" E. 178.12 ft. with the centerline of Long Creek; thence S.36 deg. 42' 20" E. 163.87 ft. with the centerline of Long Creek; thence S. 31 deg. 15' 40" W. 164.10 ft. with the centerline of Long Creek; thence S. 24 deg. 57' 20" E. 140.16 ft. with the centerline of Long Creek; thence S. 06 deg. 46' 20" E. 89.65 ft. with the centerline of Long Creek; thence S. 35 deg. 20' 25" E. 242.90 ft. to an iron pin set on the south bank of Long Creek; thence S. 38 deg. 46' 20" W. 175.21 ft. to the true point of the beginning, containing 5.194 acres, more or less.

Being part of the same property conveyed to James W. Fitzgerald and wife, Helen M. Fitzgerald by deeds from C.W. Fitzgerald and wife, Laura M. Fitzgerald, of record in Book 5337, Page 782 and in Book 6056, Page 739, Register's Office, for Davidson County, Tennessee.

This unimproved lot is known as 7569 Bidwell Road, Joelton, Tennessee 37080.

This instrument and the interest hereby released and Quitclaimed are subject to such limitations, restrictions and encumbrances as may effect the premises.

Witness our hands this 11 day of Sept, 1995.

James W. Fitzgerald
JAMES W. FITZGERALD

Helen M. Fitzgerald
HELEN M. FITZGERALD

3539 10/05 0101 03CHECK 8.00

STATE OF TENNESSEE
COUNTY OF CHEATHAM

Before me, Gary M. Eisenberg, of the state and county aforementioned, personally appeared James W. Fitzgerald and Helen M. Fitzgerald, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged themselves to be the within named Bargainors, and that they executed the foregoing instrument for the purpose therein contained.

Witness my hand and seal, at office in Pleasant View, Tennessee, this 11th day of September, 1995.

NOTARY PUBLIC

MY COMMISSION EXPIRES:
11/24/98

STATE OF TENNESSEE
COUNTY OF CHEATHAM

The actual consideration for this transfer is $10.00.

ELLERY NEIL STEVENS

Sworn to and subscribed before me, this 11th day of September, 1995, at Pleasant View, Tennessee.

NOTARY PUBLIC

MY COMMISSION EXPIRES:
11/24/98