THIS INSTRUMENT PREPARED BY:
STEWART & BLACK, ATTORNEYS
333 GALLATIN ROAD SOUTH, STE. 1
MADISON, TN 37115

(2)

BOOK 10265 PG 422

ADDRESS NEW OWNER:

JAMES G. IRVING AND WIFE, VICTORIA L. BENNETT-IRVING
5380 Stacy Springs Rd
Springfield Tn 37172

MAP\PARCEL NO.

MAP 53-13, PARCELS 8 & 9

SEND TAX BILLS TO:

Same

FROM: JAMES G. IRVING

TO: DENISE C. ALLIS, TRUSTEE

FROM: DENISE C. ALLIS, TRUSTEE

TO: JAMES G. IRVING AND WIFE, VICTORIA L. BENNETT-IRVING

STATE OF TENNESSEE:

COUNTY OF DAVIDSON:

THERE IS NO MONETARY CONSIDERATION WHATSOEVER FOR THIS TRANSFER, THIS 19 DAY OF NOVEMBER, 1996.

Victoria Bennett Irving
AFFIANT

SWORN TO AND SUBSCRIBED BEFORE ME THIS 19 DAY OF NOVEMBER, 1996.

Denise C. Allis
NOTARY PUBLIC

DENISE C. ALLIS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

MY COMMISSION EXPIRES: 5/25/2000

QUITCLAIM DEED

FOR AND IN CONSIDERATION OF LOVE AND AFFECTION (AND NO MONETARY CONSIDERATION) and for the express purpose of making a re-conveyance to create a tenancy by the entirety in JAMES G. IRVING AND WIFE, VICTORIA L. BENNETT-IRVING, I, JAMES G. IRVING, by these presents do hereby quitclaim and convey unto DENISE C. ALLIS, TRUSTEE, her successors and assigns, all of my right, title and interest in and to the following described tracts or parcels of land, to-wit:

7483 11/20 0101 03CHECK 12.00

PLEASE SEE EXHIBIT 'A' ATTACHED HERETO

This is improved property known as 1327 NEELY'S BEND ROAD, MADISON, TN 37115.

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

And now I, the said Denise C. Allis, Trustee, for the express purpose of carrying out the intent of this conveyance, as above set out, do hereby quitclaim and convey unto JAMES G. IRVING AND WIFE, VICTORIA L. BENNETT-IRVING, their heirs and assigns, the same property hereinabove described and set forth, to which reference is here made, and said property

is conveyed subject to the same limitations, restrictions and encumbrances as may affect the premises, as above set forth.

WITNESS my hand at Madison, Tennessee, this 19 day of November, 1996.

JAMES G. IRVING

DENISE C. ALLIS, TRUSTEE

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STATE OF TENNESSEE:

COUNTY OF DAVIDSON:

Before me, THE UNDERSIGNED, a Notary Public in and for said County and State, personally appeared JAMES G. IRVING, the within named bargainor, with whom I am personally acquainted (or who proved upon satisfactory evidence), and who acknowledged that he executed the within named instrument for the purposes therein contained.

WITNESS my hand and official seal, at office, in MADISON, TENNESSEE, this the 19 day of November, 1996.

Notary Public

My commission expires: 5/28/2002

DENISE C. ALLIS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE:

COUNTY OF DAVIDSON:

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, DENISE C. ALLIS, TRUSTEE, the within named bargainor, with whom I am personally acquainted (or who proved to me upon satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at MADISON, TENNESSEE, on this the 19th day of November, 1996.

Notary Public

My commission expires: 9/19/99

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY TENNESSEE

EXHIBIT "A"

A tract of land in the 11th, formerly the 19th, Civil District of said County and State, described according to a survey made by Harvey Gee, April 3, 1948, as follows:

Beginning at a point 50 feet north of the northwest corner of a tract of land conveyed to Lester E. Baker and wife, of record in Book 1429, page 350, Register's Office for said County, being 350 feet north of the north margin of Nawakwa Trail, said point being in the northerly margin of a proposed 50-foot public thoroughfare extending from Neely's Bend Road to be known as Tacoma Trail; thence northwardly 300 feet to a point in the southerly margin of a proposed 50-foot thoroughfare extending to Neely's Bend Road to be known as Choctaw Trail; thence with the southerly margin of proposed Choctaw Trail, westwardly 587.2 feet to the beginning of a curve; thence around said curve in a southwesterly direction 36.46 feet to a point in the east margin of Neely's Bend Road as surveyed to be widened; thence with the easterly margin of said road, southwardly 251.6 feet to the beginning of a curve; thence around said curve in a southeasterly direction 42.7 feet to the northerly margin of proposed Tacoma Trail; thence with the northerly margin of same, eastwardly 617.4 feet to the point of beginning.

Being the same property conveyed to JAMES G. IRVING, by Executor's Quitclaim Deed from Thomas M. Black, Executor under the will of Beverly Hopkins Bellar, Deceased, and recorded immediately prior hereto in the Register's Office for Davidson County, Tennessee.

0248443
IDENTIF. ↑ REFERENCE

96 NOV 20 PM 3:01

FELIX A. WILSON III REGISTER
DAVIDSON COUNTY, TN.