mail

ADDRESS NEW OWNER AND
SEND TAX BILLS:
Salley M. Lyons
4009 Buena Vista Pike
Nashville, TN 37218

This instrument prepared by:
TIMOTHY D. FERGUSON
Attorney at Law
365 West Main Street
Hendersonville, Tennessee

(Information provided by Grantor)

MAP PARCEL NUMBER:
See Below

NO TITLE SEARCH

QUITCLAIM DEED BOOK 10409 PG 546

This instrument made and entered into this the 7 day of April, 1997, by and between, MICHAEL D. LYONS, GRANTOR, and SALLEY M. LYONS, GRANTEE.

7027 04/08 0101 03CHECK 20.00

WITNESSETH:

THAT FOR AND IN CONSIDERATION of the sum of One ($1.00) Dollar, cash in hand paid, and other good and valuable consideration, the receipt of which is hereby acknowledged, GRANTOR does hereby convey, transfer, remise, release, relinquish and quitclaim unto GRANTEE, GRANTEE'S heirs and assigns, all of GRANTOR'S right, title and interest in and to the following described real estate, to wit:

Tract 1 (Map-Parcel No.: 59-10-89)

Land in Davidson County, Tennessee, being Lot No. 20 on the Plan of Section One, Haynes Estates, of record in Book 3700, Page 127, Register's Office for said County.

Said Lot No. 20 fronts 77.0 feet on the westerly margin of Buena Vista Pike and extends back 149.68 feet on the northerly line and 150.21 feet on the southerly line to a dead line in the rear, measuring 72.95 feet thereon.

Being the same property conveyed to Michael D. Lyons and wife, Salley M. Lyons by deed of record in Book 6491, Page 749, Register's Office for Davidson County, Tennessee.

This improved property is known as 4009 Buena Vista Pike, Nashville, Tennessee.

Tract 2 (Map-Parcel No.: 41-5-13)

Land in Davidson County, Tennessee, being Lot No. 25 on the Plan of Creek Trail Subdivision, a plat of which is of record in Book 7900, Page 261-262, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description of said lot.

OLDHAM & FERGUSON
ATTORNEYS AT LAW
365 WEST MAIN STREET
HENDERSONVILLE, TN
37075
615-824-0989

Being the same property conveyed to Michael D. Lyons and wife, Salley M. Lyons by deed of record in Book 10023, Page 474, Register's Office for Davidson County, Tennessee.

This unimproved property is known as Lot No. 25 Creektrail Drive.

Tract 3 (Map-Parcel No.: 81-10-176)

Land in Davidson County, Tennessee, being Lot No. 112 on the Map of Cobb's Subdivision of Lot No. 6 on the Harding Bosley Tract, as of record in Book 161, Page 155, Register's Office for said County, as follows.

Said Lot No. 112 fronts 50 feet on the easterly side of 25th Avenue North and runs back between parallel lines, 150 feet to an alley.

Being the same property conveyed to Michael D. Lyons and wife, Salley M. Lyons by Installment Deed from Buist Thompson and Ruby Scruggs found in Book 8035, Page 393, as of record in the Register's Office for Davidson County, Tennessee.

This improved property is known as 1730 25th Avenue North, Nashville, Tennessee.

Tract 4 (Map-Parcel No.: 41-15-103)

Land in Davidson County, Tennessee, being Lot No. 12, on the Plan of Tuckahoe Square, of record in Book 6250, Page 303, Register's Office for said County, to which plan reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Michael D. and Sally M. Lyons by deed of record in Book 9827, Page 320, Register's Office for Davidson County, Tennessee.

This improved property is known as 1345 Westchester Drive.

Tract 5 (Map-Parcel No.: 70-9-38.01)

Being the westerly 110 feet of the northerly 185 feet of Lot No. 7 in H. E. Simpkin's Subdivision and the L. G. Curtis Lands, in the 13th Civil District, of record in Book 547, Page 39, Register's Office for Davidson County, Tennessee.

Said part of Lot No. 7 fronts 110 feet on the southerly side of Lincoln Avenue and extends back between parallel lines from the center of said Avenue, 185 feet to a dead line.

This improved property is known as 3211 Lincoln Avenue, Nashville, Tennessee.

Tract No. 6 (Map-Parcel No.: 81-16-712)

Being the easterly 74 feet of Lot No.1 and the northerly 6 feet of the easterly 74 feet of Lot No. 2 on the Plan of Clement M. Holt's Subdivision, as of record in Book 21, Page 33, Register's Office for Davidson County, Tennessee.

OLDHAM & FERGUSON
ATTORNEYS AT LAW
365 WEST MAIN STREET
HENDERSONVILLE, TN
37075
615-824-0989

Said parts of Lots Nos. 1 and 2 front together 52 feet on the westerly side of 10th Avenue, North, formerly Belleville Street, and run back between parallel lines, with the southerly margin of Jackson Street, 74 feet to a dead line.

This improved property is known as 933 10th Avenue North, Nashville, Tennessee.

Tract No. 7 (Map-Parcel Nos.: 81-16-704)

Land in Davidson County, Tennessee, being Lot No. 10 and the South 1/2 of Lot No. 11 on the Map of C. M. Holt's Plan of Lots, as of record in Book 21, Page 33, Register's Office for said County.

Said Lot 10 and part of Lot 11 adjoin and front together 69 feet on the East side of Warren Street and run back between parallel lines 138 feet, more or less, to an alley.

This improved property is known as 924 Warren Street, Nashville, Tennessee.

Tract No. 8 (Map-Parcel No.: 82-9-409)

Land in Davidson County, Tennessee, being the northerly 1/2 of Lot No. 42 on the Plan of D. T. McGavock's First Addition, as of record in Book 10, Page 604 (B) (606), Register's Office for Davidson County, Tennessee.

Said part of Lot No. 42 fronts 44.5 feet on the easterly margin of 4th Avenue North (formerly Cherry Street), and runs back between parallel lines 175 feet, more or less, to an alley in the rear.

This improved is known as 1112 Fourth Avenue North, Nashville, Tennessee.

Tract No. 9 (Map-Parcel No.: 92-11-349)

Land in Davidson County, Tennessee, being part of Lot No. 30 on the Free Silver Plan of record in Book 332, Page 46, Register's Office for said County, described according to a survey of Wm. Collier Parrish Associates, dated November 30, 1962, as follows:

Beginning at a point in the easterly margin of Lathan Court, being 310 feet, more or less, from the South margin of Youngs Lane, and being a common corner with the property conveyed to Gaines & Gaines Construction Company, Inc. by deed from Will Lathan, individually and as Trustee, et al, of record in Book 2594, Page 345, Register's Office for said County; thence along said easterly margin of Lathan Court South 24 degrees 35

OLDHAM & FERGUSON
ATTORNEYS AT LAW
365 WEST MAIN STREET
HENDERSONVILLE, TN
37075
615-824-0989

minutes West to a point; thence continuing along said margin westerly around a curve with a radius of 50 feet, a distance of 66.09 feet to a point; thence South 10 degrees 19 minutes East 40.5 feet to a point; thence South 55 degrees 27 minutes West 55.7 feet to a point; thence South 34 degrees 15 minutes West 88.0 feet to a point; thence North 65 degrees 59 minutes West 100.4 feet to a point; thence South 20 degrees 07 minutes West 118.2 feet, more or less, to a point in the United States Government take line for a easement for flowage of Cheatham Lake; thence along said line South 87 degrees 48 minutes East 315.7 feet to a point; thence North 58 degrees 16 minutes West 141.2 feet to a point; thence North 51 degrees 49 minutes East 107.8 feet to a point thence North 13 degrees 27 minutes East 80.2 feet to a point; thence North 42 degrees 33 minutes East 131.5 feet to a point; thence North 65 degrees 25 minutes West 58.8 feet to the beginning.

Included but excluded from the above described is that property conveyed to Milton D. Dungey and wife, Josephine H. Dungey, by deed from Will (William) Lathan and wife, of record in Book 4146, Page 7, described as follows:

Being part of Lot 30, Free Silver Plan, as of record in Book 332, Page 46, Register's Office for said County, and described according to a survey made by John M. Sullivan, Civil Engineer, on May 19, 1967, as follows:

Being at a point in the easterly margin of Lathan Court, at the southwest corner of Lot 8, Riverside Homes, as of record in Book 2330, Page 108; thence along the southerly line of Lot 8, South 65 degrees 25 minutes East 58.8 feet to the southeast corner of said Lot; thence South 42 degrees 33 minutes West 81.79 feet; thence North 65 degrees 25 minutes West 33.57 feet to the easterly margin of Lathan Court; thence with said Court, North 24 degrees 35 minutes East 77.8 feet to the point of beginning.

This improved property is known as 1903 Lathan Court, Nashville, Tennessee.

Tract 10 (Map-Parcel No.: 81-16-703)

Land in Davidson County, Tennessee, being Lot No. 12 and the northerly one-half of Lot No. 11 in Clement M. Holt's Plan of Lots in the City of Nashville, a plan of which is of record in Book 21, Page 33, Register's Office for said County.

Said Lot No. 12 and the northerly one-half of Lot No. 11 front together 69 feet on the easterly side of Warren Street, formerly Holt Street, and extend back between parallel lines easterly to an alley, the North line of said Lot No. 12 running 138 feet along the southerly line of Jackson Street to said alley.

This is unimproved property, which has not been given a street number, on Warren Street, Nashville, Tennessee.

Tracts 5 through 10 being part of the same property conveyed to Buist Thompson and Michael D. Lyons of record in Book 8572, Page 295, Register's Office for Davidson County, Tennessee. The said Buist Thompson having since died.

OLDHAM & FERGUSON
ATTORNEYS AT LAW
365 WEST MAIN STREET
HENDERSONVILLE, TN
37075
615-824-0989

BOOK 10409 PG 550

Executed on the date first above written.

MICHAEL D. LYONS

STATE OF TENNESSEE

COUNTY OF SUMNER

Personally appeared before me, the undersigned Notary Public of said county, MICHAEL D. LYONS, the within named 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 in Hendersonville, Tennessee, this 4 day of April, 1997.

NOTARY PUBLIC

My Commission Expires:

1/3/98

STATE OF TENNESSEE

COUNTY OF SUMNER

The actual consideration or value, whichever is greater for this transfer is $NONE.

Sally M. Lyons
AFFIANT

Subscribed and sworn to before me, this the 4 day of April, 1997.

NOTARY PUBLIC

My Commission Expires:

1/3/98

OLDHAM & FERGUSON
ATTORNEYS AT LAW
365 WEST MAIN STREET
HENDERSONVILLE, TN
37075
615-824-0989

IDENTIFICATION REFERENCE
0292227

97 APR -8 AM 9:40

LAWRENCE COUNTY, TN