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Realty 48A

FORM No. WD-1

THIS INSTRUMENT WAS PREPARED BASED ON INFORMATION FURNISHED BY THE PARTIES. NO INDEPENDENT TITLE EXAMINATION WAS MADE.

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THE TRANSFER IS $ 0

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28th DAY OF DECEMBER 19 98

Notary Public

MY COMMISSION EXPIRES: 5/16/99

(AFFIX SEAL)

TERESA L. BEARD NOTARY PUBLIC AT LARGE TENN.

My Commission Expires 5-16-99

THIS INSTRUMENT PREPARED BY: LASSITER, TIDWELL & HILDEBRAND, ATTYS.
P.O. BOX 1369, BRENTWOOD, TN 37024-1369

| ADDRESS NEW OWNER(S) AS FOLLOWS: | MORTGAGEE: | MAP-PARCEL NUMBERS |
|---|---|---|
| Stacy J. Carter et al | new owners | part of 183-4 & |
| (NAME) | (NAME) | 170 and part of 182-30 |
| 6130 Rock Springs Road | | |
| (STREET ADDRESS OR ROUTE NUMBER) | (STREET ADDRESS) | |
| Smyrna, TN 37167 | | |
| (CITY) (STATE) (P.O. ZIP) | (CITY) (STATE) (ZIP) | |

# QUITCLAIM DEED

For consideration, the receipt and sufficiency whereof is hereby acknowledged, the undersigned, Marks Land Development, LLC, by these presents, quitclaims and conveys unto Stacy J. Carter, Jeffrey P. Johnson and Lori J. Kelley all of its right, title and interest in and to the following tract or parcel of land, to-wit:

See Exhibit "A" for legal description.

Being the same property conveyed to Marks Land Development, LLC, by deed of record in Deed Book 10899, Page 339, said Register's Office.

Subject to any and all restrictions, easements, bylaws and charter, and all matters shown on the Plan of Record.

This is unimproved property located at 0.306 acre tract, Davidson County, TN.

Witness my hand this 28th day of December, 1998.

MARKS LAND DEVELOPMENT, LLC

By: FRED YAZDIAN

0535151

IDENTITY & REFERENCE

99 JAN 11 PM 2:03

[illegible] REGISTER
DAVIDSON COUNTY, TN.

1115 01/11 0101 03CHECK 10.00

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STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Fred Yazdian, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purpose therein contained, and who further acknowledged that he is the Manager of Marks Land Development, LLC of the maker or a constituent of the maker and he is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand at office in Brentwood, Tennessee, this day of December, 1998.

Notary Public

My commission expires: 5/16/99

TERESA L. BE...
NOTARY PUBLIC AT LARGE
WILLIAMSON CO...

My Commission Expires ...

EXHIBIT "A"

## Property Description

Being a 13,316 square foot or 0.306 more or less acre tract of land lying in the 31st Councilmanic District of Davidson County, Tennessee, and being a portion of the property conveyed to Marks Land Development LLC, as evidenced by deed of record in Deed Book 10899, page 339, Register's Office Davidson County, Tennessee, and being more particularly described as follows:

Beginning at an iron pin set in the northerly margin of October Woods Drive, said point being the most southwesterly corner of Lot 2 on the plan of "Commercial Tract, Section One, October Woods", of record in Plat Book 9700, page 667, Register's Office Davidson County, Tennessee;
Thence with said margin of October Woods Drive,
South 82 Degrees 10 Minutes 33 Seconds West a distance of 32.94 Feet to an iron pin;
Thence around a return curve to the right through a central angle of 90 Degrees 00 Minutes 00 Seconds, a radius of 30.00 feet, an arc distance of 47.12 Feet, a chord bearing of North 52 Degrees 49 Minutes 26 Seconds West, a chord distance of 42.43 Feet to an iron pin on the easterly margin of proposed Craftwood Drive;
Thence with said margin of proposed Craftwood Drive,
North 07 Degrees 49 Minutes 26 Seconds West a distance of 106.34 Feet to an iron pin;
Thence continuing, around a curve to the left through a central angle of 06 Degrees 29 Minutes 03 Seconds, a radius of 643.27 feet, an arc distance of 72.80 Feet, a chord bearing of North 11 Degrees 03 Minutes 58 Seconds West, a chord distance of 72.76 Feet to an iron pin;
Thence North 75 Degrees 41 Minutes 31 Seconds East a distance of 67.49 Feet to a point in the westerly line of the afore-said Lot 2, October Woods Commercial Tract,
Thence with the westerly line of said Lot 2,
South 07 Degrees 49 Minutes 26 Seconds East a distance of 216.60 Feet to the point of beginning, containing 13,316 square feet or 0.306 acres, more or less.

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED