141-00-0 102.00

Mail to: Lenee McPherson Greer
SEND TAX BILLS TO
7740 River Bend Way
Nashville, TN 37221

THIS INSTRUMENT PREPARED BY

Judy A. Oxford
Attorney at Law
136 Fourth Avenue South
Franklin, TN 37064

Based on information
provided by the parties

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

QUITCLAIM DEED

For and in consideration of no monetary value, I, EDWARD LEA GREER, hereby quitclaim to LENEE FRANCES MCPHERSON GREER, any and all of my right, title and interest in a certain tract or parcel of land in Davidson County, Tennessee described as follows, to wit:

Being a tract of land shown on property Map 141, Assessor's Office, bounded in general by River Bend Subdivision on the South, a 27 acre Patricia N. McPherson tract on the West, a 6.06 acre Patricia N. McPherson tract on the North, and W. J. Newsom on the East, and lying off the Northeast terminus of River Bend Way, more particularly described as follows:

Commencing at an existing concrete monument in W. J. Newsom's South line (Ref. Will Book 58, Page 317, County Clerk's Office, Davidson County), said monument being located at the Northwest terminus of River Bend Road, said monument being the Northeast corner of Lot 40 of River Bend Subdivision (Ref. Plat Book 6900, Pages 504 and 505, Register's Office of Davidson County); thence leaving the road and with the common line between Newsom and Lot 40 of said subdivision, North 86° 14 minutes 08 seconds West 200.04 feet to an iron pin set, said pin being the true point of beginning for the herein described tract;

Thence leaving this true point of beginning and continuing with the North line of Lot 40, a detention area, and Lots 50 through 56 of the River Bend Subdivision, for the following 6 calls: North 86° 14 minutes 08 seconds West 30.17 feet to an existing iron pin; North 86° degrees 04 minutes 20 seconds West 306.93 feet to an existing concrete monument; North 86° 19 minutes 39 seconds West 13.11 feet to an existing iron pin; North 85° 12 minutes 19 seconds West 92.97 feet to an existing iron pin; North 85° 11 minutes 16 seconds West 92.83 feet to an existing iron pin; and North 85° 06 minutes 17 seconds West 175.63 feet to an iron pin set in the North line of Lot 56; thence leaving the subdivision and with a new line, eventually running generally with a fence, North 04° 53 minutes 21 seconds East 316.06 feet to an iron pin set; thence leaving the fence North 88° 34 minutes 29 seconds East 581.21 feet to an iron pin set on the East side of a drain in Newsom's West line; thence with Newsom's West line, running on the East side of the drain, South 01° 22 minutes 29 seconds East 172.15 feet to an existing iron stake, and South 24° 42 minutes 59 seconds East 233.01 feet to the true point of beginning, containing 5.00 acres more or less, and being part of Deed Book 8607, Page 604, Register's Office, according to a survey dated March 26, 1992, and revised March 22, 1994 by Randolph L. Chapdelaine, R.L.S. #1444, 5106 Old Harding Road, Franklin, Tennessee 37064.

Included with the above described tract is a 50 foot ingress-egress and utility easement which runs from the terminus of River Bend Way, along the South line of the adjoining 27 acre Patricia N. McPherson property, to the Southwest corner of this 5 acre tract, which is more particularly described as follows:

Beginning at an existing concrete monument in the South line of a 27 acre Patricia N. McPherson tract, said monument being located at the Northwest terminus of River Bend Way, and said monument being the Northeast Corner of Lot 1 of the River Bend Subdivision; thence leaving Lot 1 and the road, North 45° 04 minutes 00 seconds East 66.69 feet to a point; thence South 85° 06 minutes 17 seconds East 562.01 feet to a point in the West line of the above described 5 acre tract; thence with the West line of said 5 acre tract, South 04° 53 minutes 21 seconds West 50.00 feet to an iron pin in the North line of Lot 56 of the River Bend Subdivision, said pin being the Southwest corner of this 5 acre tract;

Thence with the North line of Lots 56 through 62 of said subdivision for the following 4 calls: North 85° 06 minutes 17 seconds West 288.88 feet to an iron pin; North 85° 08 minutes 24 seconds West 36.64 feet to an iron pin; North 85° 16 minutes 56 seconds West 56.52 feet to an iron pin; and North 85° 16 minutes 41 seconds West 157.74 feet to an iron pin at the Northeast terminus of River Bend Way; thence crossing the end of River Bend Way, North 85° 21 minutes 18 seconds West 65.27 feet to the point of beginning.

Being the same property conveyed to Lenee McPherson Greer by Quitclaim Deed from Patricia N. McPherson, of record in Book 9307, page 387, Register's Office for Davidson County, Tennessee.

IN WITNESS WHEREOF I have hereunto set my hand this 22 day of May, 1998.

Edward Lea Greer
EDWARD LEA GREER

05384 45
IDENTIFICATION REFERENCE
99 JAN 20 AM 8:59
WILL GAMMON REGISTER
DAVIDSON COUNTY, TN.
4529 01/20 0101 03CHECK 14.00

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, EDWARD LEA GREER, 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 foregoing instrument for the purposes therein contained.

IN WITNESS WHEREOF, I have hereunto set my hand and seal this the 22nd day of May, 1998.

NOTARY PUBLIC

My Commission Expires: 2/4/2001

STATE OF TENNESSEE)
COUNTY OF Williamson)

I hereby swear or affirm that the actual consideration for this transfer is Zero and 00/100 ($0.00) Dollars.

EDWARD LEA GREER

Sworn to and subscribed before me this the 22nd day of May, 1998.

NOTARY PUBLIC

2/4/2001
My Commission Expires