THIS INSTRUMENT PREPARED BY:

Homer R. Ayers, Attorney-at-Law
303 Frances Street, P.O. Box 904
Goodlettsville, Tennessee 37070-0904

BOOK 11350 PG. 768

Quitclaim Deed

ADDRESS NEW OWNERS:	PERSON OR ENTITY RESPONSIBLE FOR PAYMENT OF REAL PROPERTY TAXES:	MAP-PARCEL NOS.
Jerry Lee Ayers, et ux 2872 Ivy Point Road Goodlettsville, TN 37072	Same as New Owner	Map 10 Parcel p/o 72

THIS QUITCLAIM DEED, is made and entered into on the day and date last acknowledged below, by and between JERRY LEE AYERS and wife, JUDY D. AYERS, hereinafter referred to as the "GRANTORS", and JERRY LEE AYERS and wife, JUDY D. AYERS, hereinafter referred to as the "GRANTEES";

WITNESSETH:

FOR AND IN CONSIDERATION of the sum of ONE and NO/100 ($1.00) DOLLARS cash in hand paid, the receipt of which is hereby acknowledged, and other good and valuable considerations, JERRY LEE AYERS and wife, JUDY D. AYERS, the GRANTORS, have this day bargained, sold and quitclaimed unto JERRY LEE AYERS and wife, JUDY D. AYERS, the GRANTEES, their heirs or assigns, all of the GRANTORS' right, title and interest in certain real property in Davidson County, Tennessee, described as follows, to-wit:

A certain tract or parcel of land in the 10th Councilmanic District of Davidson County, Tennessee described according to a survey dated January 29, 1999 by Tommy E. Walker, Registered Land Surveyor, License No. 1465, (Drawing No. 012999) as follows:

BEGINNING at an iron pin in the northerly margin of Ivy Point Road, said point being the southeast corner of the property conveyed to Jerry Lee Ayers and wife, Judy D. Ayers, by deed of record in Book 6451, page 346, Register's Office for Davidson County, Tennessee; thence with said margin of said Road, North 49 deg. 43' 23" West 226.00 feet to an iron pin; thence leaving Ivy Point Road, North 25 deg. 27' 59" East 603.12 feet to an iron pin; thence North 68 deg. 38' 22" East 192.54 feet to an iron pin; thence South 21 deg. 08' 29" East 121.60 feet to an iron pin; thence North 68 deg. 05' 37" East 28.62 feet to an iron pin; thence North 68 deg. 05' 37" East 196.54 feet to an iron pin in the line of the property conveyed to Dawn Ayers Waynick by deed of record in Book 10998, page 195, said Register's Office; thence with the line of Waynick, South 28 deg. 18' 44" East 139.57 feet to an iron pin; thence South 14 deg. 40' 26" West 183.24 feet to an iron pin; thence South 33 deg. 16' 21" West 80.00 feet to an iron pin; thence South 40 deg. 31' 21" West 49.40 feet to an iron pin; thence South 59 deg. 46' 21" West 102.74 feet to an iron pin; thence South 59 deg. 01' 21" West 57.29 feet to an iron pin; thence South 44 deg. 31' 21" West 88.91 feet to an iron pin; thence South 44 deg. 01' 21" West 98.79 feet to an iron pin; thence South 59 deg. 01' 21" West 195.16 feet to the point of beginning and containing 7.012 acres, more or less.

BEING a part of the same property conveyed to Jerry Lee Ayers and wife, Judy D. Ayers, by deed of record in Book 6451, page 346, Register's Office for Davidson County, Tennessee.

The mailing address for the said property is 2872 Ivy Point Road, Goodlettsville, TN 37072.

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

The foregoing property description was prepared from a survey dated January 29, 1999, by Tommy E. Walker, Registered Land Surveyor, License No. 1465.

EASEMENT: This conveyance is made subject to an existing easement granted to Dawn Ayers Waynick by deed of record in Book 10998, page 195, said Register's Office; said easement being more particularly and specifically described as follows, to-wit:

An easement 50 feet in width extending northwest of and parallel with the southeast property line of the property conveyed to Jerry Lee Ayers and wife, Judy D. Ayers, of record in Book 6451, page 346, Register's Office for Davidson County, Tennessee; said property line being described as follows: North 81 deg. 00' 00" East 206.00 feet to a point; thence North 48 deg. 00' 00" East 100.00 feet to a point; thence North 46 deg. 30' 00" East 90.00 feet to a point; thence North 61 deg. 00' 00" East 58.00 feet to a point; thence North 61 deg. 45' 00" East 104.00 feet to a point; thence North 42 deg. 30' 00" East 50.00 feet to a point; thence North 35 deg. 15' 00" East 81.00 feet to a point; thence North 20 deg. 45' 00" East 182.00 feet to a set iron pin, marking the point of beginning.

Said property is conveyed subject to such limitations, restrictions and encumbrances as may effect the premises.

IN WITNESS WHEREOF, the undersigned have hereunto set their hands on this the 23 day of February, 1999.

MET. 02/11 2101 01TASH 10.00

Jerry Lee Ayers
JERRY LEE AYERS

Judy D. Ayers
JUDY D. AYERS

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, JERRY LEE AYERS and wife, JUDY D. AYERS, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal this the 23 day of February, 1999.

Diana C. Frey
NOTARY PUBLIC

DIANA C. FREY
NOTARY PUBLIC AT LARGE
ROBERTSON COUNTY, TN
My Comm. Expiers July 30, 2001

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

Judy D. Ayers
AFFIANT

Sworn to and subscribed before me this the 23 day of February, 1999.

Diana C. Frey
NOTARY PUBLIC

DIANA C. FREY
NOTARY PUBLIC AT LARGE
ROBERTSON COUNTY, TN
My Comm. Expiers July 30, 2001

0551872
IDENTIF. → REFERENCE
99 FEB 23 AM 9:47
REGISTER
DAVIDSON COUNTY, TN.
PICK-UP