PREPARED BY:
D. SCOTT PARSLEY
BARRETT, JOHNSTON & PARSLEY
217 Second Avenue North
Nashville, TN 37201

BOOK 11371 PG. 443

QUITCLAIM DEED

Address New Owner and
Send Tax Bills To:

Deborah M. Ayers
1834 Union Hill Road
Goodlettsville, TN 37072

Map 17, Parcel 7
ID No: 10D-04150

Unimproved Property

4638 03/05 0101 03CHECK 10.00

KNOW ALL MEN BY THESE PRESENTS, that I, **JOHNNY M. AYERS**, for and in consideration of the Final Decree of Divorce of the Fourth Circuit Court for Davidson County, Tennessee, styled *Deborah D. Ayers v. Johnny M. Ayers*, Docket No: 97D-2442, do hereby bargain, sell, release, remise, quitclaim and convey unto **DEBORAH D. AYERS**, her heirs and assigns, all my right, title and interest in and to the following described real estate, to-wit:

A certain tract or parcel of land in the 10th Civil District of Davidson County, Tennessee, described according to a survey by Joe M. Cummings, Registered Land Surveyor, Number 1513, dated May 1, 1990, as follows:

Beginning at an iron pin in the northerly margin of Union Hill Road, said point being the southwest corner of this tract and the southeast corner of that tract of land conveyed to Ronald Freeman Smiley of record in Book 7344, Page 315, Register's Office for Davidson County, Tennessee; thence with the line of Smiley North 1 deg. 08' 38" East 464.00 feet to an iron pin; thence North 3 deg. 02' 14" East 835.23 feet to an iron pin in the line of the property conveyed to James P. Dickens, et ux, of record in Book 6424, Page 731, said Register's Office; thence with the line of Dickens South 87 deg. 02' 17" East 130.38 feet to a point; thence South 2 deg. 13' 06" East 1,084.02 feet to a concrete monument in the northerly margin of Union Hill Road; thence with said margin of said road South 46 deg. 31' 47" West 233.47 feet to an iron pin; thence on a curve having a delta angle of 6 deg. 42' 16" a radius of 628.91 feet a length of 73.59 feet a tangent of 36.84 feet to the point of beginning and containing 5.01 acres, more or less.

Being the same property conveyed to Johnny M. Ayers and wife, Debbie D. Ayers, by deed from Burton A. Nowers, a single man, dated September 4, 1992, and of record in Book 8725, Page 434, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to taxes for the year 1998, which are a lien but not yet due and payable; restrictive covenants contained in instrument of record in Book 8199, page 619, said Register's Office; and such limitations, restrictions and encumbrances as may affect the premises.

IN WITNESS WHEREOF, I have hereunto set my hand on this the 5th day of March, 1999.

JOHNNY M. AYERS

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, the within named Johnny M. Ayers, the 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.

Witness my hand and official seal at Nashville, Tennessee, on this the 5th day of March, 1999.

NOTARY PUBLIC

My Commission Expires: 3/23/2002

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

I hereby swear or affirm to the best of my knowledge, information and belief, this transfer is pursuant to Marital Dissolution Agreement and is therefore exempt under T.C.A. §67-4-409(a)(3)(E).

AFFIANT

Subscribed and sworn to before me this 5 day of March, 1999.

NOTARY PUBLIC

My Commission Expires: 3/23/2002.

05573346
IDENTIFICATION REFERENCE
99 MAR -5 PM 3:59
REGISTER
DAVIDSON COUNTY, TN.
PICK-UP