Box 21-B

#2

Prepared by:
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Instr:200007180071058 Page: 1 OF 3
REC'D FOR REC 07/18/2000 3:44:33PM
RECORD FEE: $14.00
M. TAX: $0.00 T. TAX: $0.00

QUITCLAIM DEED

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP/PARCEL
Katherine J. Birdwell **225 Cima Drive** **Goodlettsville, TN 37072**	**Katherine J. Birdwell** **225 Cima Drive** **Goodlettsville, TN 37072**	**Map-33** **Parcel-Part of 50**

FOR AND IN CONSIDERATION of One Dollar ($1.00), the receipt of which is hereby acknowledged, Joseph Birdwell (hereinafter "Grantor"), by these presents, does hereby quitclaim and convey unto his wife, Katherine J. Birdwell (hereinafter "Grantee"), her successors and assigns, any and all right, title, and interest in and to the following described property located in Davidson County, Tennessee, to-wit:

> Land in the Second District of Davidson County, Tennessee, described as follows:
>
> BEGINNING at an iron rod on the western margin of Old Dickerson Pike, said point being the northeast corner of the property of Joseph Birdwell, as of record in Deed Book 7379, page 839, Register's Office for Davidson County, Tennessee and being the southeast corner of this tract; thence with the line of Joseph Birdwell, N. 83 deg. 00' 47" W. 1083.54 feet to an iron rod on the line of Tribble Subdivision as of record in Plat Book 8250, page 417, Register's Office for Davidson County, Tennessee; thence with the line of Tribble Subdivision, N. 01 deg. 13' 19" West 254.03 feet to an iron rod on the southern margin of Campbell Road; thence with the southern margin of Campbell Road and a curve to the left, delta of 08 deg. 31' 25", radius of 2889.79 feet, length of 429.89 feet and a chord bearing of S. 83 deg. 07' 46" E. 429.50 feet; thence continuing with southern margin of Campbell Road, S. 87 deg. 23' 28" E. 519.03 feet to an iron rod; thence leaving said Road margin with a new line, S. 02 deg. 56' 52" W. 196.24 feet to an iron rod; thence continuing with a new line, S. 83 deg. 00' 00" E. 186.50 feet to an iron rod on the western margin of Old Dickerson Pike; thence with the western margin of Old Dickerson Pike and a curve to the right, delta of 02 deg. 01' 03", radius of 2839.79 feet, length of 99.99 feet and a chord bearing of S. 22 deg. 58' 08" W. 99.99 feet to the point of beginning, containing 6.00 acres, more or less as surveyed March 15, 1996, by L. Steven Bridges, Jr., R.L.S. # 1740 of Land Surveying and Consulting, 116 North Country Club Drive, Hendersonville, Tennessee.

Being the same property conveyed to Joe Birdwell by Warranty Deed dated March 26, 1996, from Hollis H. Malone and wife, Deborah C. Malone, of record in Book 9999, Page 129, Register's Office for Davidson County, Tennessee.

THIS IS UNIMPROVED PROPERTY KNOWN as a 6 acre tract on Campbell Road and Old Dickerson Road, Goodlettsville, Tennessee 37072.

The legal description and state of the title have been furnished to the draftsperson from the record. The draftsperson assumes no liability as to the accuracy thereof. The legal description stated above has been taken from the prior Warranty Deed conveying the interest in said property to Grantor. This transfer is by quitclaim and Grantor makes no warranties about the title.

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

WITNESS MY HAND this 10 day of July, 2000.

Joseph Birdwell, Grantor

STATE OF TENNESSEE)
COUNTY OF Davidson)

Personally appeared before me the undersigned, a Notary Public of this County, Joseph Birdwell, 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, at office, this 10 day of July, 2000.

Meredith Hassell
Notary Public
My Commission Expires: 10-25-2003

MEREDITH HASSELL NOTARY PUBLIC AT LARGE DAVIDSON COUNTY

THE ACTUAL CONSIDERATION IS $1.00. THIS TRANSACTION IS EXEMPT FROM RECORDATION TAX PURSUANT TO SECTION 67-4-409(4) OF THE TENNESSEE CODE ANNOTATED.

Katherine J. Birdwell

Katherine J. Birdwell, Grantee

Sworn and subscribed to before me this 10 **day of** July **, 2000.**

My Commission Expires: 10-25-2003

Meredith Hassell

Notary Public

