Davidson County DEEDQC
Recvd: 11/22/00 10:02 2pgs
Fees:11.00 Taxes:7.40
20001122-0115331

PICK-UP

This Instrument Prepared By:
Ronald M. Campbell (TN BFR #006617)
2400 Whiskey Road, #112
Aiken SC 29803
(803)648-2042

FROM:
Haudie M. Spencer, Widow

TO:
Frank E. Bessire and Wife,
Joan Bessire

Map and Parcel No.:
Part of Map 102-7, Parcel 1

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transaction is $ 2,000.00

Frank E Bessire
Affiant

Sworn to and subscribed before me, on this 21st day of November, 2000.

Notary Public
My Commission Expires:
1-27-2001

Address New Owners:	Send Tax Bills To:	Map/Parcel No.:
Mr. And Mrs. Frank E. Bessire 6504 Upton Lane Nashville, Tennessee 37209	Same as new owners.	Part of Map 102-7, Parcel 1

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, and other valuable consideration, the receipt of which is hereby acknowledged, I, Haudie M. Spencer, a Widow, do hereby quitclaim and convey unto Frank E. Bessire and Wife, Joan Bessire, my interest in the following described tract or parcel of land, to wit:

Beginning at an existing concrete monument in the Northeasterly margin of Upton Lane at the common corners of redefined Lot Nos. 1 and 2, said Lots being further described on a Final Subdivision Plat entitled Lot 2, Charlotte Park, Section 26, Lot 1, Beacon Square, Section 1, as prepared by Daniels & Associates, Public Land Surveyors, dated August 30, 1999, of record in Plat Book 11700, Page 34, Register's Office for Davidson County, Tennessee, thence, North 56 deg 42 min 19 sec East 99.85 feet to an existing concrete monument, said concrete monument being the Point of Beginning for the real property herein described;

Thence, North 07 deg 30 min 36 sec East 76.32 feet to an existing concrete monument;

Thence, North 41 deg 58 min 41 sec West 50.45 feet to an existing concrete monument;

Thence, North 48 deg 07 min 37 sec East, passing an iron rod 169.03 feet from said existing concrete monument, a total distance of 255.03 feet to the approximate centerline of a creek;

Thence, with the centerline of said creek Southeasterly approximately 146.25 feet to the point of intersection of the centerline of said creek and the Northeasterly extension of the new common line between said Lot Nos. 1 and 2;

Thence, South 56 deg 42 min 19 sec West, passing two iron rods, the first being approximately 41 feet from said intersection and the second being approximately 137.14 feet from said intersection, a total distance of approximately 282.14 feet to that concrete monument being the Point of Beginning of the tract conveyed herein.

Being parts of Tracts 1 and 2 of the real property conveyed to Kenneth C. Spencer and Wife, Haudie M. Spencer, by deed of record in Book 5381, Page 320, Register's Office for Davidson County, Tennessee, the said Kenneth C. Spencer having since died. Reference to square footages and additional information can be found on the Final Subdivision Plat of record in Plat Book 11700, Page 34, said Register's Office.

Said real property is conveyed subject to any and all easements and restrictions of record in said Register's Office, real property taxes for the current year, and such other encumbrances as may affect the real property.

The preparer of this deed makes no representations as to the status of title of the real property described herein, and no title search was performed. This instrument has been prepared solely from information furnished to the preparer who makes no representation whatsoever, other than it has been accurately transcribed from the information provided.

This is unimproved property located at 6504 Upton Lane, Nashville, Davidson County, Tennessee 37209.

WITNESS my hand, this 21 day of November, 2000.

Haudie Mae Spencer
Haudie M. Spencer

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 Haudie M. Spencer, a Widow, the Grantor herein, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 21st day of November, 2000.

Notary Public
My Commission Expires: 1-27-2001