Return to:

First National Financial Title
15 Century Blvd., Suite 101
Nashville, TN 37214

N04589

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $-0-.

Subscribed and sworn to before me, this 7th day of FEBRUARY, 2001.

My Commission Expires:
1-24-04

Affiant

Notary Public

QUITCLAIM DEED

THIS INSTRUMENT WAS PREPARED BY
WASHINGTON MUTUAL finance
911 Madison Square
Madison, TN 37115

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:
Carrie M. Anderson 2220 Smith Springs Road Nashville, TN 37217 MAP & PARCEL NO.: 135-00-0-165.00	SAME

Davidson County DEEDQC
Recvd: 02/27/01 10:36 2pgs
Fees:10.00 Taxes:0.00
20010227-0018029

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, Carolyn Lamb; Vicky Crandell; Michael Anderson; Christopher Anderson; and Eric Anderson

HEREINAFTER CALLED GRANTOR(S), HAS/HAVE CONVEYED AND QUITCLAIMED, AND BY THESE PRESENTS DOES/DO HEREBY TRANSFER AND CONVEY UNTO Carrie M. Anderson

HEREINAFTER CALLED GRANTEE(S), HIS/THEIR HEIRS AND ASSIGNS, ALL HIS/THEIR RIGHTS, TITLE AND INTEREST IN A CERTAIN TRACT OR PARCEL OF LAND, LOCATED IN Davidson COUNTY, STATE OF TENNESSEE, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

A CERTAIN TRACT or parcel of land in Davidson County, Tennessee, described as follows:

Beginning at a point in the margin of Smith Springs Road, being the South East corner of Ross Anderson's property at an iron pin; thence in a northerly direction with the East margin of Anderson's property 249 ft. to an iron pin; thence in a Westerly direction and with the North line of said Anderson's property 184 ft. to the Myrick property; thence in a Northerly direction with the East line of Myrick's property 45 ft. to the North boundary of the Gardner property; thence in a Easterly direction with property line 234 ft. to a stake; thence in a Southerly direction 582 ft. to the corner of the Bryant property; thence continuing South with the Westerly line of Bryant's property 214 ft. to the North margin of Smith Springs Road; thence Westerly with margin of said road 96 ft. to the point of beginning.

Being the same property conveyed unto R. W. Anderson, by Quitclaim Deed from Mike Anderson, dated August 18, 1978, recorded August 25, 1978, in Book 5329, Page 801, of the Register's Office for Davidson County, Tennessee. See also Book 2302, Page 139 and Book 5326, Page 330, of the Register's Office for Davidson County, Tennessee. See also Book 2302, Page 139 and Book 5326, Page 330, of the same Office. See AFFIDAVIT OF HEIRSHIP being RECORDED SIMULTANEOUSLY HEREWITH

INCLUDED IN THE ABOVE DESCRIBED DESCRIPTION BUT EXPRESSLEY EXCLUDED FROM THIS CONVEYANCE AS FOLLOWS:

Beginning at a point on the existing north right-of-way line of Smith Springs Road and on the common line of Anderson and Harry A. Green said point being 5' north of center line survey station 34.01 and proceeding as follows:

1. Northwardly with the line between Anderson and Green 23' to a point on the new north right-of-way line of Smith Springs Road; thence

2. With the new line 25' north of and parallel to the corner line and a 426.05' radius curve to the left 113.5' thence,
3. With a 650.69' radius curve to the right a distance of 132.05'to a point on the common line of Anderson and Charles E. Ensor, et ux; thence,
4. Southwardly with the common line of Anderson and Ensor a distance of 11' to a point on the existing north right of way line of Smith Springs Road said point being 15' north of center line survey station 36.76; thence,
5. Westwardly with the existing north right of way line of Smith Springs Road a distance of 253' to the point of beginning and containing 3080 square feet.

TEMPORARY CONSTUCTION EASEMENT

Beginning at a point on the common line of Harry As. Green and R. W. Anderson that is 25 feet left of centerline station 34+01 of Smith Springs Road; thence

1. Northwardly, with said common line 32 feet; thence,
2. Eastwardly with a line 55 feet north of and parallel to the centerline of Smith Springs Road 62 feet to a point that is 55 feet left of centerline station 34+00; thence
3. Southwardly, radial to the curve of the centerline 10 feet; thence;
4. Eastwardly, with a line 45 feet north of and parallel to the centerline 52 feet to a point that is 45 feet of centerline station 35+65; thence,
5. Southwardly, radial to the curve of the centerline 10 feet; thence
6. Eastwardly, with a line 35 feet north of and parallel to the centerline 123 feet to a point on the common line of R. W. Anderson and Charles E. Ensor; thence
7. Southwardly, with said common line 11 feet to a point that is 25 feet left of centerline station 36+76; thence,
8. Westwarldy with the new north right-of-way lien of Smi8th Springs Road 245.55 feet to the point of beginning containing 0.10 acres, more or less.

Said Temporary construction easement to the abandoned upon completion of construction

Being the same property conveyed unto Metropolitan Government of Nashville & Davidson County, Tennessee, by Warranty Deed from R. W. Anderson, dated April 17, 1991, recorded April 17, 1991, in Book 8332, Page 16, of the Register's Office for Davidson County, Tennessee.

THIS IS IMPROVED PROPERTY KNOWN AS: 2220 Smith Springs Road, Nashville, Tennessee 37013

WITNESS OUR HANDS THIS 7th DAY OF February, 2001.

Carolyn Lamb
Vicky Crandell

Mike Anderson

Eric Anderson
Christopher Anderson

STATE OF TENNESSEE
COUNTY OF DAVISON

On this 7th day of FEBRUARY, 2001, before me personally appeared Carolyn Lamb; Vicky Crandell; Michael Anderson; Christopher Anderson; and Eric Anderson, to me known to be the person(s) described in or proved to me on the basis of satisfactory evidence, and who executed the foregoing instrument, and who acknowledged the execution of the same to be his/her free act and deed.

Witness my hand and official seal.

My Commission Expires:
July 7, 2004

Notary Public

NOTARY PUBLIC

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QUITCLAIM DEED