02-1439

QUITCLAIM DEED

Address New Owner	Send Tax Bills To:	Map & Parcel
JOHN L. LEE, JR	NEW OWNER	52-12-28.00
801 NIX PASS		
MADISON, TN 37115		

THIS INSTRUMENT WAS PREPARED BY: TENNESSEE TITLE & TRUST, INC.
P. O. Box 1826, Hendersonville, Tennessee 37077

The actual consideration or value, whichever is greater, for this transaction is: $ -0-

Affiant

Subscribed and sworn to before me this the 15th day of August 2002.

Notary Public

Commission Expires: 2-28-05

CRIS M. FREEMAN NOTARY PUBLIC AT LARGE SUMNER COUNTY, TENN. My Commission Expires 2/28/2005

I, **JOHN L. LEE, JR** do hereby transfer, quitclaim and convey unto **JOHN L. LEE, JR. and wife, KELLY LEE** their successors, and/or assigns, all my rights, title and interest in the following land located in **DAVIDSON**, Tennessee described as follows:

SEE EXHIBIT 'A' ATTACHED HERETO AND MADE A PART HEREOF

THIS DEED IS BEING PREPARED FROM INFORMATION FURNISHED BY THE GRANTOR OR GRANTEE HEREIN. NO EXAMINATION OF THE RECORDS IN THE REGISTER'S OFFICE FOR AFORESAID COUNTY, HAS BEEN MADE TO DETERMINE OWNERSHIP OR STATUS OF TITLE TO SAID PROPERTY. ALL PARTIES HAVE BEEN ADVISED TO SEEK LEGAL COUNSEL AS TO THE RAMIFICAITONS OF THIS TRANSFER.

This is improved property commonly known as: 801 NIX PASS, MADISON, TN 37115.

Witness our/my hand(s) this the 15 day of August, 2002.

JOHN L. LEE, JR.

STATE OF TENNESSEE; COUNTY OF SUMNER;

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **JOHN L. LEE, JR.**, the within named bargainor(s), with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal at Hendersonville, Tennessee, this the 15th day of August, 2002.

Notary Public

My Commission Expires:

2-28-05

Davidson County DEEDQC
Recvd: 09/17/02 09:20 2pgs
Fees:12.00 Taxes:0.00
20020917-0113033

seal

My Commission Expires 2/28/2005

EXHIBIT 'A'

Land in Davidson County, Tennessee, being Lot No. 54 on the Map of Marlin Meadows, Section I, of record in Book 1835 at page 108, Register's Office for Davidson County, Tennessee, to which reference is made for a more complete description, described as follows:
Beginning at a point in the southeasterly margin of Nix Pass at the corner of Lots 54 and 55; thence with the line between said lots, southeasterly 134.3 feet to a point; thence northeasterly 142.4 feet to the margin of Peeler Trail; thence with the margin of the same, northwesterly 134.55 feet to the beginning of a curve; thence around said curve westerly 44.19 feet to the southeasterly margin of Nix Pass; thence with the margin of the same, southwesterly 141.55 feet to the beginning.

Being the same property conveyed to John L. Lee, Jr., married by deed of record in Instrument Number 20020816-0079345, Register's Office for Davidson County, Tennessee.