Davidson County DEEDQC
Recvd: 06/16/03 09:50 2pgs
Fees:12.00 Taxes:0.00

20030616-0082281

PREPARED BY:
BRIDGEHOUSE TITLE, LLC
1602 W. Northfield Boulevard, Suite 500
Murfreesboro, TN 37129

THIS INSTRUMENT PREPARED UPON INFORMATION FURNISHED BY THE PARTIES.

STATE OF TENNESSEE
COUNTY OF RUTHERFORD

Affiant: Judith Baker

The actual consideration is $0.00

Notary Public: Robin R. Keller
My Commission Expires:

ROBIN R. KELLER Notary Public At Large RUTHERFORD COUNTY, TN

ADDRESS OF NEW OWNER:	**SEND TAX BILLS TO:**	**MAP/PARCEL:**
Robert Leyland and Lauree B. Leyland 2220 Baker Road Goodlettsville, TN 37072	Union Planters Bank, NA 215 Forest Street Hattiesburg, MS 39403	11-35

QUITCLAIM DEED

For and in consideration of One Dollar (1.00), cash in hand paid, the receipt of which is hereby acknowledged, **JANE WILSON BURNETTE, ROBERT LEYLAND AND WIFE, LAUREE B. LEYLAND**, (hereinafter referred to as "**GRANTOR**") do quitclaim and convey all of their undivided right, title and interest to the hereinafter described property to **ROBERT LEYLAND AND WIFE, LAUREE B. LEYLAND**, (hereinafter referred to as "**GRANTEE**") their heirs and assigns, in and to the following described tract of land:

Shown on the Plan of Will J. Wilson Property by Ragan-Smith Murphy & Associates, Inc., dated October 11, 1979 and revised: October 29, 1979 and being more fully described as follows:

Beginning at an existing iron pin on the westerly margin of Baker road that is 548.08 feet, as measures along said margin, from the northerly line of L.C. Crawford, et ux, as recorded in Book 2246, page 241, R.O.D.C., Tennessee. This pin is also the northeasterly corner of the James M. Smith property as recorded in Book 6059, page 608 R.O.D.C., Tennessee.

1. Leaving said margin, with the North line of the James M. Smith property S 61 deg. 10' 15" W a distance of 2032.31 feet to an existing iron pin; thence.
2. 2. With James M. Smith's easterly line and the easterly line of Timothy E. Petre, et ux, as recorded in Book 5750, page 481, R.O.D.C., Tennessee N 29 deg. 25' 28" W a distance of 260.34 feet to an existing iron pin; thence,
3. With Timothy E. Petre's south line N 61 deg. 10' 15" E a distance of 1976.66 feet to an existing iron pin on the westerly margin of Baker Road; thence,
4. With said margin S 45 deg. 24' 64" E a distance of 134.80 feet to an existing iron pin; thence,
5. With a 470.85 foot radius curve to the right a distance of 133.10 feet to the point of beginning. Said Survey has a chord bearing and distance of S 37 deg. 22' 50" E 132.657 feet. This tract contains 12.02 acres, more or less.

Being the same property conveyed to Jane Wilson Burnette and Lauree B. Leyland a 10 % undivided interest and Robert Leyland a 10% undivided interest, by Quitclaim Deed of record in Instrument No. 20030320-0037207, Register's Office for Davidson County, Tennessee. See also Deed of record in Book 6934, page 413, said Register's Office.

This is improved property known as 2220 Baker Road, Goodlettsville, TN 37072.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

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

IN WITNESS WHEREOF, this document was executed this 5th day of June, 2003.

Jane Wilson Burnette

Robert Leyland

Lauree B. Leyland

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, **Jane Wilson Burnette, Robert Leyland and Lauree B. Leyland**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that they executed this instrument for the purposes contained therein.

Witness my hand and official seal at office, this 5th day of June, 2003.

My Commission Expires: 04-29-06

NOTARY PUBLIC