Prepared by Overland Title Company, LLC,
106 Mission Court, Suite 1002
Franklin, Tennessee 37067,
from information provided by the parties
without the benefit of a title examination.
The preparer makes no warranties
as to the status or accuracy of title. The
preparer is not a real estate reporting person
under I.R.C. § 6045.

Davidson County DEEDQC
Recvd: 04/21/08 11:19 3 pg
Fees:17.00 Taxes:0.00
20080421-0040256

QUITCLAIM DEED

Name and Address of New Owner:
Fred M. Medwedeff
9646 Highway 96 W.
Franklin, Tennessee 37064

Map and Parcel Number:
178-00-0-009

Send Tax Bills To:
New Owner

For and in consideration of Ten Dollars ($10.00), and other good and valuable consideration, the receipt of which is hereby acknowledged, I, **Fred M. Medwedeff** hereby quitclaim unto my wife, **Carolyn Payne Gothard Medwedeff,** her heirs and assigns, a one-half undivided interest in and to the real property situated in Davidson County, Tennessee, to be held between us as tenants in common and not as tenants by the entirety, described as follows:

A tract of land situated in the 9th Civil District of Davidson County, Tennessee, more particularly described as follows:

Beginning at an iron pin found in the easterly right-of-way line of State Highway 96 at the northwest corner of that parcel of land conveyed to Joe E. Clifton Et Ux of record in Deed Book 4764, Page 152, R.O.D.C., Tennessee;

Thence, with the easterly right-of-way line of State Highway 96, N 01° 57' 00" E, 75.88 feet;

Thence, with said right-of-way, N 07° 31' 00" W, 771.39 feet;

Thence, with said right-of-way, N 34° 47' 00" E, 228.32 feet to a concrete monument found;

Thence, with said right-of-way, N 35° 15' 00" W, 20.00 feet to a point in the center line of Old Harding Road;

Thence, with the center line of said road, N 33° 12' 07" E, 312.56 feet;

Thence, with the center line of said road, N 26° 38' 53" E, 61.55 feet;

Thence, with the center line of said road, N 13° 05' 09" E, 63.27 feet;

Thence, with the southerly line of the South Harpeth Church of Christ, N 60° 25' 18" E, 174.13 feet;

Thence, with the southerly line of the South Harpeth Church of Christ, N 33° 17' 51" E, 265.00 feet;

Thence, crossing the South Harpeth River, N 82° 36' 05" E, 411.23 feet to a point in a rock wall;

Thence, with said rock wall, N 82° 20' 21" E, 351.00 feet;

Thence, with said rock wall, S 72° 41' 24" E, 511.50 feet to an iron pin set;

Thence, with a common line of that parcel of land conveyed to W. C. Adams of record in Deed Book 7065, Page 193, R.O. D. C., Tennessee, S 13° 10' 56" E, 390.18 feet to a point in a rock bluff;

Thence, with a common line of said conveyance to Adams, S 38° 25' 32" E, 610.50 feet to an iron pin found;

Thence, with the southerly line of that parcel of land conveyed to Charles Y. Morrison of record in Deed Book 5747, Page 810, R.O. D. C., Tennessee, S 68° 40' 32" E, 559.04 feet to an iron pin found;

Thence, with the westerly line of that parcel of land conveyed to Thomas Sharp of record in Deed Book 7159, Page 875, R.O.D.C., Tennessee, S 03° 38' 35" W, 702.92 feet to an iron pin found;

Thence with the northerly line of that parcel of land conveyed to Francis R. Toline of record in Deed Book 7256, Page 818, R.O. D. C., Tennessee and the northerly line of the aforesaid conveyance to Clifton, N 88° 12' 09" W, 2720.24 feet to the point of beginning and containing 91.647 acres of land according to a survey by Mark S. Goodman, R.L.S. #1491, Franklin, Tennessee. The description is the same as the previous deed of record.

Being the same property conveyed to Fred M. Medwedeff by warranty deed from the heirs of the Estate of Olivia Groves Cunningham (Kenneth Groves, Wayne Groves, and Fred Cunningham) of record in Book 8332, Page 346, Register's Office for Davidson County, Tennessee.

This is improved property known as 9646 New Hwy. 96W, Franklin, TN 37064.

In witness whereof, I have hereunto set my hand this 18 day of April 2008.

Fred M. Medwedeff

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

On this 18 day of April 2008, before me personally appeared Fred M. Medwedeff, to me known to be the person described in and who executed the foregoing instrument, and acknowledged that such person executed the same as such person's free act and deed.

Witness my hand, at office, this 18 day of April 2008.

Notary Public

My Commission Expires:



STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration for this transaction is $-0-.

Affiant

Subscribed and sworn to before me this 18 day of April 2008.

Notary Public

My Commission Expires

