Davidson County DEEDQC
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Fees:17.00 Taxes:0.00
20080522-0052730

THIS INSTRUMENT PREPARED BY:

Homer R. Ayers, Attorney-at-Law
303 Frances Street, P.O. Box 904
Goodlettsville, Tennessee 37070-0904

Quitclaim Deed

ADDRESS NEW OWNERS:	PERSON OR ENTITY RESPONSIBLE FOR PAYMENT OF REAL PROPERTY TAXES:	MAP-PARCEL NOS.
Tommy L. Ayers, et ux 6005 Lickton Pike Goodlettsville, TN 37072	Same as New Owner	Map 017 Parcel 91

THIS QUITCLAIM DEED, is made and entered into on the day and date last acknowledged below, by and between TOMMY L. AYERS and wife, IMA SUE AYERS, hereinafter referred to as the "GRANTORS", and TOMMY L. AYERS and wife, IMA SUE AYERS, hereinafter referred to as the "GRANTEES";

W I T N E S S E T H:

FOR AND IN CONSIDERATION of the sum of ONE and NO/100 ($1.00) DOLLAR, cash in hand paid, the receipt of which is hereby acknowledged, and other good and valuable considerations, TOMMY L. AYERS and wife, IMA SUE AYERS, the GRANTORS, have this day bargained, sold and quitclaimed unto TOMMY L. AYERS and wife, IMA SUE AYERS, the GRANTEES, their heirs or assigns, all of the GRANTORS' right, title and interest in certain real property in Davidson County, Tennessee, described as follows, to-wit:

A certain tract or parcel of land in the 3rd Councilmanic District of Davidson County, Tennessee, described according to a survey by Tommy E. Walker, R.L.S., TN License No. 1465 dated 4/11/08 as follows:

BEGINNING at an existing iron pin in the southeasterly margin of Lickton Pike, said pin being the most northeast corner of herein described tract; thence now leaving said margin S 18 deg. 23 min. 45 sec. E, 169.08 feet to an existing iron pin; thence S 20 deg. 43 min. 05 sec. E, 303.70 feet to an existing iron pin; thence S 08 deg. 52 min. 34 sec. E, 55.35 feet to an existing iron pin; thence S 19 deg. 48 min. 36 sec. E, 163.41 feet to an existing iron pin; thence S 48 deg. 11 min. 57 sec. W, 404.36 feet to an existing iron pin at a tee post; thence S 21 deg. 15 min. 08 sec. E, 543.56 feet to an existing iron pin at a tee post; thence S 57 deg. 02 min. 03 sec. W, 143.43 feet to an existing iron pin at a corner post; thence N 30 deg. 14 min. 31 sec. W, 261.29 feet to an existing iron pin at a 40 foot white oak tree; thence N 30 deg. 57 min. 57 sec. W, 698.75 feet to an existing iron pin at a corner post; thence N 70 deg. 02 min. 14 sec. E, 368.62 feet to an existing iron pin at a wood post; thence N 64 deg. 13 min. 05 sec. E, 303.92 feet to an existing iron pin at a corner post; thence N 20 deg. 53 min. 09 sec. W, 429.65 feet to an existing iron stake in the southeasterly margin of Lickton Pike; thence with said margin N 46 deg. 47 min. 12 sec. E,

33.20 feet to the point of beginning containing 7.608 acres, more or less.

Being a part of the same property conveyed to Tommy L. Ayers and wife, Ima Sue Ayers, by deed of record in Book 9318, page 126, Register's Office for Davidson County, Tennessee.

EASEMENT FOR INGRESS AND EGRESS: INCLUDED in the description of the property recited above is an Easement extending from Lickton Pike through the property of Jeff and Sinner Elaine Monson, for the use and benefit of the Monsons, their heirs or assigns, described as follows, to-wit:

BEGINNING at an iron pin in the easterly margin of Lickton Pike, a corner to the property conveyed to Joe Allison by deed of record in Book 4363, page 577, Register's Office for Davidson County, Tennessee (Map 17, Parcel 286 TAODC); thence with the line of Allison, S 18 deg. 23 min. 45 sec. E, 169.08 feet to an iron pin; thence, S 20 deg. 43 min. 05 sec. E, 303.70 feet to an iron pin; thence, S 08 deg. 52 min. 34 sec. E, 55.35 feet to an iron pin; thence, S 19 deg. 48 min. 36 sec. E, 163.41 feet to an iron pin marking the northeast corner of the Monson property; thence with the line of Monson, S 48 deg. 11 min. 47 sec. W, 26.69 feet to an iron pin; thence, N 20 deg. 17 min. 10 sec. W, 174.32 feet to an iron pin; thence, N 10 deg. 28 min. 05 sec. W, 84.38 feet to an iron pin at a corner post; thence, N 28 deg. 53 min. 09 sec. W, 429.65 feet to a point in the easterly margin of Lickton Pike; thence with said margin of said Pike, N 46 deg. 47 min. 12 sec. E, 33.20 feet to the point of beginning.

CEMETERY: The White/Ayers Cemetery is located on the said property and marked by a rock wall and chain link fence. The families of the persons buried in the said cemetery shall have the right of ingress and egress to and from the said cemetery for visitation along the easement recited above for the use and benefit of Monson and leaving said easement to the said cemetery. In addition, the GRANTORS reserve for themselves and for those in their lineage to be buried in the White/Ayers Cemetery. It is understood and agreed that the GRANTORS will be solely responsible for the upkeep, maintenance and repairs within the confines of the cemetery.

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

IN WITNESS WHEREOF, the undersigned have hereunto set their hands this the 19th day of May, 2008.

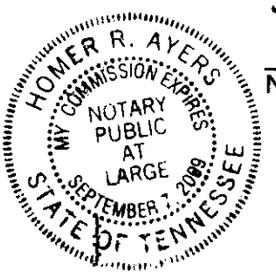
Tommy L. Ayers
TOMMY L. AYERS

Ima S. Ayers
IMA SUE AYERS

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, TOMMY L. AYERS and IMA SUE AYERS, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal this the 19th day of May, 2008.



NOTARY PUBLIC

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is NONE.

Tommy L. Ayers
AFFIANT

Sworn to and subscribed before me this the 19th day of May, 2008.

NOTARY PUBLIC

