PREPARED BY: Terry W. Burdett
935 Due West Valley Rd.
MADISON, TN. 37115

BILL GARRETT, Davidson County
Trans: T20100053876 DEEDQC
Recvd: 08/30/10 12:06 2 pgs
Fees: 12.00 Taxes: 0.00
20100830-0068534

QUIT CLAIM DEED

The GRANTOR, John Thomas Burdett, for and in consideration of $ 10 (ten dollars) in hand paid, conveys and quit claims to Terry Wayne Burdett, GRANTEE, the right, title and interest, if any, which GRANTOR may have in the following described real estate:

Map/Par: 051-01-0 057.00 SA/FB: 11D 06180 S Side Due West Ave. N E of Dickerson Pike, Madison, Tennessee. (See attached)

27 day of July, 2010.

John T Burdett
John Thomas Burdett

STATE OF TN,
COUNTY OF Davidson

On this day personally appeared, before me John Thomas Burdett, to me known to be the individual(s) described in and who executed the within and foregoing instrument, and acknowledged that they signed the same as their free and voluntary act and deed, for the uses and purposes therein mentioned.

Given under my hand and official seal on this 27th August, 2010.

Chandra R Sutherland
Notary Public
My Commission Expires: My Commission Expires MAR. 10, 2012

CHANDRA R. SUTHERLAND
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY TENN.

NEW OWNER/SEND TAX BILLS TO:
Terry W. Burdett
935 Due West Valley Rd.
MADISON, TN. 37115

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR TRUE VALUE, WHICHEVER IS GREATER FOR THIS TRANSFER IS
$ 0
T W. Burdett
AFFIANT
SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30 DAY OF August 2010
D. Chandler
Deputy Register

FORM NO. WB-1

BOOK 6603 PAGE 621

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER FOR THIS TRANSFER IS $

$25,000.00 John T. Burdett (Affiant)

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 9th DAY OF July, 1985

Mary L. Alexander (Notary Public)

MY COMMISSION EXPIRES: 7-10-89

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Harold Reeves, Attorney (NAME) 640 Spence Lane Nashville, Tn. 37217 (ADDRESS)

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
John T. Burdett (NAME)	Same (NAME)	Map 51-1
827 New Due West Avenue (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Par. 57
Madison, Tennessee 37115 (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	11D-06180

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, K. A. Sparks and wife, Mildred Virginia Sparks

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO John T. Burdett

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS TO-WIT:

BEING Lot No. 83 on the Map of Due West Valley Acres, not recorded in the 11th Civil District of Davidson County, Tennessee, and part of an unnumbered tract lying south of said lot shown on an unrecorded copy of a survey thereof made by H. R. Swann, Jr. Surveyor, July 26, 1974, and described together as follows:

BEGINNING at a point in the south margin of Due West Avenue at the corner of Lots Nos. 82 and 83; thence with the line betwen said lots southerly 500 feet to a point; thence along the south line of Lot No. 82 westerly 90.3 feet to a point; thence southerly at an angle of 74°19' from the south line of Lot No. 82, 508 feet to a point; thence northeasterly 413.8 feet to the southwest corner of Lot No. 95; thence with the line between Lots Nos. 84 to 95 both inclusive, northwesterly around a curve 637.49 feet to the corner of Lots Nos. 83 and 84; thence with the line between said lots northerly 500 feet to the margin of Due West Avenue; thence with the margin of the same westerly 100 feet to the beginning.

BEING the same property conveyed to K. A. Sparks and wife, Mildred Virginia Sparks by Installment Deed from Julian H. Wills and wife, Sadie Winfree Wills of record in Book 2139, page 274, Register's Office for Davidson County, Tennessee.

THIS property is conveyed in AS IS condition

Taxes for 1985 have been pro-rated and assumed by Grantee

THIS conveyance subject to such easements, setback lines and restrictive covenants of record in said Register's Office. Driveway Agreement of record in Book 3031, page 119, said Register's Office.

unimproved (XX) This is improved ( ) property, known as Lot 83, Due West Avenue North (House Number) (Street) Madison, Tennessee 37115 (P. O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns, forever, and we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unincumbered unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hand S this 9th day of July, 19 85

K. A. Sparks

Mildred Virginia Sparks