BILL GARRETT, Davidson County
Trans:T20120072099 DEEDQC
Recvd: 09/25/12 10:59 2 pgs
Fees:12.00 Taxes:0.00
20120925-0086993

THIS INSTRUMENT WAS PREPARED BY:
William H. Stover, Sr., Attorney at Law, 500 Church St., Suite 500, Nashville, Tennessee 37219

QUITCLAIM DEED

Address New Owner:	Send Tax Bills To:	Map and Parcel Nos.:
Donna M. Crawford 9008 Merlot Drive Smyrna, TN 37167	SAME	MAP: 175 PARCEL: 66.00, 73.00, 112.00

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) cash in hand paid, and other good and valuable consideration, the receipt of which is hereby acknowledge, I, DONNA M. CRAWFORD, single, hereby convey to DONNA M. CRAWFORD and RHONDA DIXON, as joint tenants with right of survivorship, their heirs and assigns, forever, the following described tract or parcel of land in Davidson County, State of Tennessee, and described as follows:

Located in the 2nd Civil District of Davidson County, Tennessee, described according to a property survey of Robert E. Francis, Registered Land Surveyor, dated July 11, 1974, as follows:

Bounded on the North by Maxwell Road and property of Eugene Poole (Deed Book 4330, Page 672); the East by property of Hittinger, property of Vaught and property of Eugene Poole (Deed Book 4330, Page 672); the South by property of formerly Smith (Deed Book 3537, Page 533); property of Odell Bennett (Deed Book 4787, Page, 555); the West by property of formerly Holloway and fifteen foot access easement.

BEGINNING at a pin on the south margin of Maxwell Road, 25 feet from centerline of said road, being the NE corner of this tract, the NW corner of Poole property and five tenths of a mile, more or less, to LaVergne Couchville Pike; thence with south margin of said road, N 85 deg. 54' W 114.0 feet to a metal fence post by others; thence with east line of formerly Holloway S 0 deg. 05' E 649.5 feet to a pin at old fence corner; thence N 81 deg. 10' E 168.4 feet to old pin by others on the NW corner of Bennett property; thence with north line of Bennett S 63 deg. 27' E 192.4 feet to an old pin by others; thence S 12 deg. E 229.1 feet to a pin; thence S 23 deg. 30' W 412.0 feet to a pin in driveway on the NW corner of formerly Smith property; thence with north line of Smith, S 81 deg. 23' E 208.7 feet to a pin in west fence of Vaught property; thence with west fence of Vaught N 23 deg. 22' E 340.0 feet to a 7 inch dead cedar (hacked) old marking in fence line; thence continuing with west fence of Vaught N 22 deg. 50' E 334.4 feet to a pin by corner post; thence with west fence of Hittinger N 27 deg. 53' W 176.48 feet to a pin in fence line; thence with south line of Poole N 88 deg. 41' W 209.0 feet to a pin; thence with west line of Poole N 27 deg. 30' W 625.3 feet to the beginning, containing 8.49 acres, more or less.

Being the same property conveyed to Bunyan L. Rudd and wife, Charlotte I. Rudd by Warranty Deed of record in Instrument No. 200001250008061, Register's Office of Davidson County, Tennessee.

Being the same property conveyed to Donna M. Crawford, unmarried, by Warranty Deed from Bunyan

L. Rudd and Charlotte I. Rudd, husband and wife, of record in Instrument No. 20011231-0144697, Register's Office of Davidson County, Tennessee.

SAID PROPERTY IS CONVEYED SUBJECT TO all covenants, easements, restrictions, reservations, conditions and rights appearing of record against the above described property.

This is unimproved property known as Maxwell Road, Antioch, Tennessee 37013.

IN TESTIMONY WHEREOF, I have hereunto set my signature on this the 21st day of September, 2012.

DONNA M. CRAWFORD

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the Within named DONNA M. CRAWFORD the bargainer with whom I am personally acquainted, and who acknowledge that she executed the within instrument (QUITCLAIM Deed) for the purposes contained therein.

WITNESS my hand and official seal, on this the 21st day of Sept, 2012.

NOTARY PUBLIC

MARY BETH BLAIR STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

My commission expires: March 3, 2014

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

I hereby swear or affirm that the actual consideration or value, whichever is greater, for this transfer is $0.00.

AFFIANT

SWORN to and subscribed before me, this 21st day of Sept, 2012.

NOTARY PUBLIC

MARY BETH BLAIR STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

My commission expires: March 3, 2014