Prepared from information submitted by the parties by
Daniel L. Wischhof, Attorney, 515 Rivergate Parkway, Ste. 111, Goodlettsville, TN 37072

ADDRESS NEW OWNER:
Andrew D. Eagar
1812 Springfield Hwy.
Goodlettsville, Tennessee 37072

SEND TAX BILLS TO:
Same

TAX MAP/PARCEL #
Map 6
Parcel 109.00

BILL GARRETT, Davidson County
Trans:T20140017117 DEEDQC
Recvd: 03/13/14 12:50 3 pgs
Fees:17.00 Taxes:0.00
20140313-0021108

QUITCLAIM DEED

KNOW ALL BY THESE PRESENTS: For no money consideration, but for the purpose of creating an estate by the entireties in myself and my spouse and the benefits accruing to me thereby, I, **KELLY DAWN EAGAR f/k/a KELLY DAWN BRAY** quitclaim and convey to **KELLY DAWN EAGAR and spouse ANDREW D. EAGAR** all of my right, title and interest in and to the following described parcel of land in Davidson County, Tennessee:

SEE EXHIBIT "A" attached hereto and incorporated herein for a full and complete description of said lands.

BEING the same property conveyed by Warranty Deed to Steven A. Bray and Judy E. Bray from John C. Meadors and wife Wanda L. Meadors, of record at Book 6734, Page 936, Register's Office for Davidson County, Tennessee. The said Steven A. Bray and Judy E. Bray subsequently divorced, and the interest of Judy E. Bray was quitclaimed to Steven A. Bray by an instrument of record at Book 10833, Page 256, said Register's Office. Steven A. Bray subsequently married Kelly Dawn Bray, was married to her when he died on April 4, 2001, and devised the within property to her by his Last Will and Testament, admitted to probate by an order of the Probate Court for Davidson County, Tennessee, Case 01P–971 entered 11/27/2002, said probate case having been closed by an order entered 3/23/2004. Kelly Dawn Bray subsequently married

Andrew D. Eagar and is one and the same person identified herein as Kelly Dawn Eagar.

This is improved property known as 1812 Springfield Highway, Goodlettsville, Tennessee 37072.

Witness my signature this date: 3/13/2014.

Kelly D. Eagar
Kelly Dawn Eagar

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public, the within named **Kelly Dawn Eagar**, the bargainor, with whom I am personally acquainted (or proven to me on the basis of satisfactory evidence) and who, being duly sworn, executed the within instrument for the purposes therein contained as her free act and deed.

Witness my hand and seal this date: 3/13/2014

Notary Public

My commission expires: 3/8/16

STATE OF TENNESSEE)
COUNTY OF Davidson)

The actual consideration or value for this transfer, whichever is greater, is $ -0- .

Kelly D. Eagar
Affiant

Sworn to and subscribed before me this date: 3/13/2014

Notary Public

My commission expires: 3/8/16

EXHIBIT "A"

LAND in Davidson County, Tennessee, described as follows:

Beginning at an existing iron pin, said pin being the northeast corner of the herein described tract and a corner to Meadors, also being in the west right of way of U.S. Hwy. 41; thence along said right of way south 24 deg. 42' 00" east 50.00 feet to an iron pin (set), a corner to Meadors; thence leaving said right of way along the line of Meadors south 65 deg. 31' 48" west 473.59 feet to an iron pin (set), said pin being a corner to Meadors and in the west margin of a 50 foot ingress-egress easement as recorded in Book 5984, Page 320, R.O.D.C.T.; thence along said margin south 09 deg. 52' 38" east 104.20 feet to an iron pin (set), said pin being a corner to Meadors and in the line of Cornish; thence with the line of Cornish as recorded in Book 5160, Page 978, R.O.D.C.T., south 58 deg. 02' 20" west 537.49 feet to an existing iron pin, a corner to Cornish and in the line of Jones; thence with the line of Jones north 31 deg. 32' 05" west 864.58 feet to a 24 inch oak tree; thence with the line of Jones south 72 deg. 34' 05" west 18.84 feet to an iron pin (set); thence with the line of Jones north 35 deg. 57' 12" west 64.00 feet to an iron pin (set); thence with the line of Jones north 07 deg. 07' 35" west 71.46 feet to a 18 inch oak tree; thence with the line of Jones north 44 deg. 19' 17" west 151.24 feet to an existing iron pin, said pin being in the line of Jones and a corner to Keeling as recorded in Book 5984, Page 320, R.O.D.C.T.; thence with the line of Keeling south 80 deg. 07' 28" east 517.05 feet to an existing iron pin; thence with the line of Keeling south 17 deg. 38' 15" east 304.05 feet to an existing iron pin; thence with the line of Keeling north 72 deg. 32' 03" east 196.82 feet to an existing iron pin; thence with the line of Keeling north 16 deg. 42' 21" west 77.31 feet to an iron pin (set), said pin being in the line of Keeling and a corner to Meadors, also being in the west margin of a 50-foot ingress-egress easement; thence with the line of Meadors along said margin south 49 deg. 02' 12" east 58.75 feet to an iron pin (set); thence with said margin south 61 deg. 05' 45" east 150.42 feet to an iron pin (set); thence with said margin south 49 deg. 02' 12" east 92.53 feet to an iron pin (set); thence with said margin south 30 deg. 48' 10" east 36.53 feet to an iron pin (set); thence with said margin south 13 deg. 17' 18" east 78.79 feet to an iron pin (set), said pin being a corner to Meadors; thence with the line of Meadors north 65 deg. 31' 48" east 461.78 feet to the point of beginning and containing 10.71 acres according to a survey by Johnson and Dillehay land surveying, dated November 20, 1985.

BEING the same property conveyed to Steven A. Bray, and wife, Judy E. Bray, by deed from John C. Meadors, and wife, Wanda L. Meadors, of record in Book 6734, Page 936, Register's Office for Davidson County, Tennessee.