018000173 00
018000174 00
018000175 00
018000176 00
Map and Parcel Number

This Instrument Prepared By:
Larry W. Simmons, Attorney
Springfield, TN 37172

QUITCLAIM DEED

THIS QUITCLAIM DEED IS BEING EXECUTED FOR THE SOLE PURPOSE OF COMBINING FOUR TRACTS INTO ONE TAX PARCEL

FOR AND IN CONSIDERATION of the sum of TEN DOLLARS ($10.00) and other good and valuable consideration, receipt of which is hereby acknowledged, **BILLY D. BUTLER** and wife, **ELLIE G. BUTLER,** ("GRANTORS") hereby quitclaim and convey unto **BILLY D. BUTLER** and wife, **ELLIE G. BUTLER,** ("GRANTEES"), survivor and assigns, all of their right, title and interest in and to certain real estate in Davidson County, Tennessee, as follows:

TRACT 1
BEING Tract 3 of an unrecorded survey by Steven E. Artz, Tennessee License No. 1708, d/b/a, Steven E. Artz & Associates, Inc., 4779 Highway 41 North, Springfield, Tennessee 37172, dated September 30, 2013.

A tract of land in the 10th Councilmanic District of Davidson County, Tennessee.

BEGINNING at an iron pin (new), in the northerly margin of Brick Church Pike, said iron pin being located from an iron pin (old), in the westerly margin of Hitt Lane, a corner of a tract of land which belongs to Carl W. Crews, having s deed reference in Deed Book 6633, page 373, RODCT, S 35° 09' 30" W, 31.93 feet; thence, N 56° 01' 22" W, 28.33 feet; thence, N 67° 45' 35" W, 172.90 feet; thence, N 79° 29' 47" W, 21.09 feet; thence, S 78° 54" 16" W, 185.53 feet; thence, S 57° 18' 18" W, 146.60 feet; thence, S 59° 24' 28" W, 19.03 feet; thence, S 86° 15' 10" W, 217.07 feet to the point of beginning, the southeast corner of this tract and continuing with the northerly margin of Brick Church Pike, as follows: with a curve to the right, having a radius of 259.32 feet, an arc distance of 101.41 feet, and a chord bearing and distance of N 57° 48' 09" W, 100.76 feet; thence, N 46° 35' 58" W, 66.50 feet; thence with a curve to the left, having a radius of 704.62 feet, an arc distance of 42.07 feet; and a chord bearing and distance of N 48° 18' 36" W, 42.07 feet to an iron pin (new), in the northerly margin of Brick Church Pike; thence with a new line, as follows: N 07° 23' 10" E, 883.31 feet to an iron pin (new); thence, N 16° 07' 34" E, 481.10 feet to an iron pin (old), a corner of a tract of land which belongs to James Haslam, having a deed reference in Instrument No. 20110421-0030907, RODCT; thence, S 25° 55' 27" E, 194.65 feet to an iron pin (new), in the westerly boundary of said tract of land which belongs to James Haslam; thence with a new line, S 07° 23' 10" W, 1301.25 feet, to the point of beginning, containing 5.26 acres, as surveyed by Steven E. Artz, Tennessee License No. 1708, d/b/a, Steven E. Artz & Associates, Inc., 4779 Highway 41 North, Springfield, Tennessee 37172, dated September 30, 2013.

SEND TAX BILLS TO:
Address New Owner(s):
Billy D. Butler, et ux
853 Hitt Lane
Goodlettsville, TN 37072

BILL GARRETT, Davidson County
Trans:T20140092057 DEEDQC
Recvd: 12/09/14 13:41 5 pgs
Fees:27.00 Taxes:0.00
20141209-0112735

The above-described tract of land is subject to a portion of a Tennessee Valley Authority easement, as shown on the plat, this survey.

TRACT 2

BEING Tract 4 of an unrecorded survey by Steven E. Artz, Tennessee License No. 1708, d/b/a, Steven E. Artz & Associates, Inc., 4779 Highway 41 North, Springfield, Tennessee 37172, dated September 30, 2013.

A tract of land in the 10th Councilmanic District of Davidson County, Tennessee.

BEGINNING at an iron pin (new), in the northerly margin of Brick Church Pike, said iron pin being located from an iron pin (old), in the westerly margin of Hitt Lane, a corner of a tract of land which belongs to Carl W. Crews, having a deed reference in Deed Book 6633, page 373, RODCT, S 35° 09' 30" W, 31.93 feet; thence, N 56° 01' 22" W, 28.33 feet; thence, N 67° 45' 35" W, 172.90 feet; thence, N 79° 29' 47" W, 21.09 feet; thence, S 78° 54' 16" W, 185.53 feet; thence, S 57° 18' 18" W, 146.60 feet; thence, S 59° 24' 28" W, 19.03 feet; thence, S 86° 15' 10" W, 217.07 feet, thence, N 57° 48' 09" W, 100.76 feet; thence, N 46° 35' 58" W, 66.50 feet; thence, N 48° 18' 36" W, 42.07 feet, to the point of beginning, the southeast corner of this tract and continuing, as follows: with a curve to the left, having a radius of 704.62 feet, an arc distance of 78.23 feet, and a chord bearing and distance of N 53° 12' 04" W, 78.19 feet to an iron pin (new), in the northerly margin of Brick Church Pike; thence with a new line, as follows: N 00° 00' 00" E, 1304.90 feet to an iron pin (new); thence, N 90° 00' 00" E, 100.00 feet to an iron pin (new); thence, N 00° 00' 00" E, 1023.49 feet to an iron pin (new), in the southerly boundary of a tract of land which belongs to William T. Carlisle,having a deed reference in Instrument No. 20030508-0061513, RODCT: THENCE, S 82° 41' 40" E, 308.54 feet to an iron pin (new), a common corner of said tract of land which belongs to William T. Carlisle, and a tract of land which belongs to Roy D. Wellington, having a deed reference in Deed Book 10671, page 852, RODCT, and a corner of a tract of land which belongs to Herbert W. Luton, Jr., having a deed reference in Deed Book 2798, page 186, RODCT: THENCE, S 05° 30' 35" W, passing a common corner of said tract of land which belongs to Herbert W. Luton, Jr., and a tract of land which belongs to James Haslam, having a deed reference in Instrument No. 20110421-0030907, RODCT; and continuing on in all, 1002.47 feet to an iron pin (old), a corner of said tract of land which belongs to James Haslam; thence with a new line, as follows: S 16° 07' 34" W, 481.10 feet to an iron pin (new); thence, S 07° 23' 10" W, 883.31 feet, to the point of beginning, containing 11.02 acres, as surveyed by Steven E. Artz, Tennessee License No. 1708, d/b/a, Steven E. Artz & Associates, Inc., 4779 Highway 41 North, Springfield, Tennessee 37172, dated September 30, 2013.

The above-described tract of land is subject to a portion of a Tennessee Valley easement, as shown on the plat, this survey.

TRACT 3

BEING Tract 5 of an unrecorded survey by Steven E. Artz, Tennessee License No. 1708, d/b/a, Steven E. Artz & Associates, Inc., 4779 Highway 41 North, Springfield, Tennessee 37172, dated September 30, 2013.

A tract of land in the 10th Councilmanic District of Davidson County, Tennessee.

BEGINNING at an iron pin (new), in the northerly margin of Brick Church Pike, said iron pin being located from an iron pin (old), in the westerly margin of Hitt Lane, a corner of a tract of land which belongs to Carl W. Crews, having a deed reference in Deed Book 6633, page 373, RODCT, S 35° 09' 30" W, 31.93 feet; thence, N 56° 01' 22" W, 28.33 feet; thence, N 67° 45' 35" W, 172.90 feet; thence, N 79° 29' 47" W, 21.09 feet; thence, S 78° 54' 16" W, 185.53 feet; thence, S 57° 18' 18" W. 146.60 feet; thence, S 59° 24' 28" W, 19.03 feet; thence, S 86° 15' 10" W, 217.07 feet; thence, N 57° 48' 09" W, 100.76 feet; thence, N 46° 35' 58" W, 66.50 feet; thence, N 48° 18' 36" W, 42.07 feet; thence, N 53° 12' 04" W, 78.19 feet, to the point of beginning, the southeast corner of this tract and continuing with the northerly margin of Brick Church Pike, as follows: with a curve to the left, having a radius of 704.62 feet, an arc distance of 95.23 feet, and a chord bearing and distance of N 60° 15' 13" W, 95.16 feet; thence, N 64° 07 ' 31" W, 74.89 feet to an iron pin (new), in the northerly margin of Brick Church Pike; thence with a new line, N 00° 00' 00" E, 2280.54 feet to an iron pin (new); in the southerly boundary of a tract of land which belongs to William T. Carlisle, having a deed reference in Instrument No. 20030508-0061513, RODCT: thence, S 82° 41' 40" E, 252.05 feet to an iron pin (new), in the southerly boundary of said tract of land which belongs to William T. Carlisle; thence with a new line, as follows: S 00° 00' 00" W, 1023.49 feet to an iron pin (new); thence, S 90° 00' 00" W, 100.00 feet to an iron pin (new); thence, S 00° 00' 00" W, 1304.90 feet, to the point of beginning, containing 10.31 acres, as surveyed by Steven E. Artz, Tennessee License No. 1708, d/b/a, Steven E. Artz & Associates, Inc., 4779 Highway 41 North, Springfield, Tennessee 37172, dated September 30, 2013.

The above-described tract of land is subject to a portion of a Tennessee Valley Authority easement, as shown on the plat, this survey.

TRACT 4

BEING Tract 6 of an unrecorded survey by Steven E. Artz, Tennessee License No. 1708, d/b/a, Steven E. Artz & Associates, Inc., 4779 Highway 41 North, Springfield, Tennessee 37172, dated September 30, 2013.

A tract of land in the 10th Councilmanic District of Davidson County, Tennessee.

BEGINNING at an iron pin (new), in the northerly margin of Brick Church Pike, said iron pin being located from an iron pin (old), in the westerly margin of Hitt Lane, a corner of a tract of land which belongs to Carl W. Crews, having a deed reference in Deed Book 6633, page 373, RODCT, S 35° 09' 30" W, 31.93 feet; thence, N 56° 01' 22" W, 28.33 feet; thence, N 67° 45' 35" W, 172.90 feet; thence, N 79° 29' 47" W, 21.09 feet; thence, S 78° 54' 16" W, 185.53 feet; thence, S 57° 18' 18" W, 146.60 feet; thence, S 59° 24' 28" W, 19.03 feet; thence, S 86° 15' 10" W, 217.07 feet; thence, N 57° 48' 09" W, 100.76 feet; thence, N 46° 35' 58" W, 66.50 feet; thence, N 48° 18' 36" W, 42.07 feet; thence, N 53° 12' 04" W, 78.19 feet; thence, N 60° 15' 13' W, 95.16 feet; thence, N 64° 07' 31" W, 74.89 feet, to the point of beginning, the Southeast corner of this tract and continuing with the northerly margin of Brick Church Pike, as follows: thence, N 64° 07' 31" W, 55.62 feet; thence with a curve to the left, having a radius of 736.94 feet, an arc distance of 107.67 feet, and a chord bearing and distance of N 68° 18' 39" W, 107.57 feet to an iron pin (new), in the northerly margin of Brick Church Pike; thence with a new line, as follows: N 00° 00' 00" E, 759.62 feet to an iron pin (new); thence, N 90° 00' 00" E, 50.00 feet to an iron pin (new); thence, N 00° 00' 00" E, 225.00 feet to an iron pin (new); thence, N 90° 00' 00" W, 167.34 feet to an iron pin (new); thence, N 01° 11' 07" W, 1269.81 feet to an iron pin (new), in the northerly margin of William T. Carlisle, having a deed reference in Instrument No. 20030508-0061513, RODCT: thence, S 82° 41' 40" E, 296.01 feet to an iron pin (new), in the southerly boundary of said tract of land which belongs to William T. Carlisle; thence with a new line, S 00° 00' 00" W, 2280.54 feet, to the point of beginning, containing 11.28 acres, as surveyed by Steven E. Artz, Tennessee License No. 1708, d/b/a, Steven E. Artz & Associates, Inc., 4779 Highway 41 North, Springfield, Tennessee 37172, dated September 30, 2013.

The above four tracts are the same property which was conveyed to Billy D. Butler and wife, Ellie G. Butler, by Horace J. Drake and Rebecca F. Drake, Trustees of the Horace J. Drake and Rebecca F. Drake Caring Trust U.T.A. 9-3-91, in a deed of record which is recorded in Instrument Number 20131120-0119514, Register's Office for Davidson County, Tennessee.

RESTRICTIONS

This conveyance is made subject to the following Restrictions.

1. No single or doublewide homes permitted.

2. Any one (1) story home constructed must contain a minimum of 1,800 sq. ft. excluding carports, garages and breezeways. Foundation is to be faced with brick or stone.

3. Any two (2) story home constructed must contain a minimum of 2,400 sq. ft. excluding carports, garages and breezeways. Foundation is to be faced with brick or stone.

The above-described tract of land is subject to a portion of a Tennessee Valley Authority easement, as shown on the plat, this survey.

This unimproved property located on Brick Church Pike, Godlettsville, Davidson County, Tennessee, 37072.

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

IN WITNESS WHEREOF, the Grantors have executed this deed on this 9th day of December, 2014.

Billy D. Butler
BILLY D. BUTLER

Ellie G. Butler
ELLIE G. BUTLER

STATE OF TENNESSEE)
COUNTY OF Robertson)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named BILLY D. BUTLER and wife, ELLIE G. BUTLER, the bargainor, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who acknowledged that thye executed the within instrument for the purposes therein contained.

Witness my hand and official seal of office, this the 9th day of December, 2014.

Helen B. West
NOTARY PUBLIC

HELEN B. WEST
STATE OF TENNESSEE NOTARY PUBLIC
ROBERTSON COUNTY

My commission expires: 1-27-16.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

I hereby swear or affirm that the actual consideration of this transfer is $ -0-.

Billy D. Butler
AFFAINT

SUBSCRIBED and sworn to before me this 9th day of December, 2014.

Helen B. West
NOTARY PUBLIC ~~or REGISTRAR~~

HELEN B. WEST
STATE OF TENNESSEE NOTARY PUBLIC
ROBERTSON COUNTY