QUITCLAIM DEED

BILL GARRETT, Davidson County
Trans:T20150010051 DEEDQC
Recvd: 02/09/15 14:03 5 pgs
Fees:27.00 Taxes:0.00
20150209-0011931

STATE OF TENNESSEE, COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION FOR THIS TRANSFER IS $10.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS 2 DAY OF FEBRUARY, 2015.

NOTARY PUBLIC

JANE MILES
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 05-08-2017

THIS INSTRUMENT WAS PREPARED BY:
Richard W. Sebastian
ORTALE, KELLEY, HERBERT & CRAWFORD
330 Commerce Street, Suite 110
Nashville, Tennessee 37201

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP – PARCEL #
Robert J. Wingo Jr. and Amy G. Wingo 3701 Dickerson Pike Nashville, TN 37207	Robert J. Wingo Jr. and Amy G. Wingo 3701 Dickerson Pike Nashville, TN 37207	025-00-0 091.00

FOR A CONSIDERATION, the receipt and sufficiency of which is hereby acknowledged, **ROBERT J. WINGO AND WIFE, JUDY S. WINGO, an undivided one-half interest, and ROBERT J. WINGO, JR. and WIFE, AMY GIPSON WINGO, an undivided one-half interest ("Grantors")**, by these presents, quitclaims, grants and conveys unto **ROBERT J. WINGO, JR. AND WIFE, AMY GIPSON WINGO, AS TENANTS BY THE ENTIRETY ("Grantee")**, its successors and/or assigns, all its right, title and interest in and to the following tract of land in the 10th Civil District of Davidson County, State of Tennessee, to-wit:

Beginning at a point in Dry Creek, in the southerly boundary of a tract of land which belongs to Ernest Seaton, having a deed reference in Deed Book 5585, Page 201, RODCT, marked by a witness pin (new), on the southerly side of said creek, said point being located from an iron pin (old), in the southerly margin of Hills Hollow Road, a corner of a second tract of land which belongs to Ernest Seaton, having a deed reference in Deed Book 6448, Page 44, RODCT,
S 64°13'14" E, 28.93 feet;
thence, S 71°51'21" W, 137.35 feet;
thence, S 70°35'26" W, 36.50 feet;
thence, S 62°36'16" W, 102.51 feet;
thence, S 33°02'38" W, 89.55 feet;
thence, N 79°43'09" W, 42.49 feet;
thence, N 67°19'55" W, 41.20 feet;
thence, S 55°28'26" W, 83.49 feet;
thence, S 62°41'24" W, 54.34 feet;
thence, N 89°35'29" W, 45.75 feet, to the point of beginning, the northeast corner of this tract, and continuing with a new line, as follows:
S 02°08'30" W, 719.15 feet to an iron pin (old), a corner of a tract of land which belongs to Barrett Mahand, having a deed reference in Instrument No. 20130919-0098831, RODCT;
thence with the boundary of said tract of land which belongs to Barrett Mahand, as follows:

N 53°28'00" W, 116.60 feet to an iron pin (old);
thence, N 78°46'59" W, 244.92 feet to an iron pin (old), a corner of said tract of land which belongs to Barrett Mahand, in the easterly boundary of a tract of land which belongs to Alex W. Heughan, having a deed reference in Deed Book 9379, Page 821, RODCT;
thence, N 01°09'11" E, 749.85 feet to a point in Dry Creek, in the easterly boundary of said tract of land which belongs to Alex W. Heughan, a corner of said first mentioned tract of land which belongs to Ernest Seaton, marked by a witness pin (new), on the southerly side of said creek;
thence with the center of Dry Creek and the boundary of said first mentioned tract of land which belongs to Ernest Seaton, as follows:
S 48°28'49" E, 70.53 feet;
thence, N 86°39'44" E, 85.65 feet;
thence, S 49°15'52" E, 66.52 feet;
thence, S 68°09'23" E, 169.15 feet, to the point of beginning, containing 5.63 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 December 15, 2014.

BEING a portion of the same property conveyed to Robert J. Wingo and Wife, Judy S. Wingo, an undivided one-half interest, and Robert J. Wingo, Jr. and Wife, Amy Gipson Wingo, an undivided one-half interest by Warranty Deed from Deborah Sue Williams, Sole Heir at Law and Devisee under the Last Will and Testament of Jack E. Williams, deceased, of record as Instrument No. 20130729-0078858 in the Registers office of Davidson County, Tennessee.

The above described tract of land is served by and Ingress, Egress and Utility Easement, which is described, as follows:

Beginning at an iron pin (old), in the southerly margin of Hills Hollow Road, a corner of a tract of land which belongs to Earnest Seaton, having a deed reference in Deed Book 6448, Page 44, RODCT, the most northerly northwest corner of this easement, and continuing, as follows:
with a curve to the left, having a radius of 135.00 feet, an arc distance of 55.11 feet, and a chord bearing and distance of N 83°18'32" E, 54.72 feet to a point in the southerly margin of Hills Hollow Road;
thence with a new line, as follows:
S 05°32'44" E, 40.17 feet;
thence, S 25°42'32" W, 71.73 feet;
thence, S 71°51'21" W, 29.32 feet;
thence, S 28°50'30" W, 38.37 feet;
thence, S 41°37'16" W, 99.85 feet;
thence, S 46°59'02" W, 63.58 feet;
thence, S 70°24'14" W, 78.59 feet;
thence, S 73°33'40" W, 57.96 feet;
thence, S 61°06'16" W, 87.28 feet;
thence, N 84°12'38" W, 198.15 feet;
thence, N 02°08'30" E, 30.06 feet;
thence, S 84°12'38" E, 190.70 feet;
thence, N 61°06'16" E, 81.19 feet;
thence, N 73°33'40" E, 60.41 feet;
thence, N 70°24'14" E, 71.55 feet;
thence, N 46°59'02" E, 55.96 feet;

thence, N 41°37'16" E, 95.08 feet;
thence, N 28°50'30" E, 122.65 feet to a point in Dry Creek, in the southerly boundary of said tract of land which belongs to Ernest Seaton;
thence with the boundary of said tract of land which belongs to Ernest Seaton, as follows:
thence, N 71°51'21" E, leaving said creek and continuing on in all, 11.36 feet to an iron pin (old), on the northerly bank of Dry Creek;
thence, N 64°13'14" W, 28.93 feet, to the point of beginning, containing 0.54 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 December 15, 2014.

The above described tract of land is served by a Utility Easement, which is described, as follows:

Beginning at a point, said point being located from an iron pin (old), in the westerly margin of Dry Creek Road, a corner of a tract of land which belongs to James L. Stockton, Jr., having a deed reference in Deed Book 3157, Page 579, RODCT,
S 34°12'00" W, 35.19 feet;
thence, S 88°10'00" W, 75.00 feet;
thence, S 71°51'21" W, 70.33 feet, to the point of beginning, the northeast corner of this easement, and continuing with a new line, as follows:
S 28°50'30" W, 62.04 feet;
thence, S 41°37'16" W, 103.02 feet;
thence, S 46°59'02" W, 43.51 feet;
thence, S 70°24'14" W, 106.10 feet;
thence, S 73°33'40" W, 57.15 feet;
thence, S 61°06'16" W, 71.68 feet;
thence, N 11°35'43" W, 10.47 feet to an iron pin (new);
thence, N 61°06'16" E, 69.66 feet to an iron pin (new);
thence, N 73°33'40" E, 57.96 feet to an iron pin (new);
thence, N 70°24'14" E, 78.59 feet to an iron pin (new);
thence, N 46°59'02" E, 63.58 feet to an iron pin (new);
thence, N 41°37'16" E, 99.85 feet to an iron pin (new);
thence, N 28°50'30" E, 38.37 feet to an iron pin (new);
thence, N 71°51'21" E, 29.32 feet, to the point of beginning, containing 0.14 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 December 15, 2014.

The above described tract of land is served by a shared Ingress, Egress and Utility Easement, which is described, as follows:

Beginning at an iron pin (old), in the northerly margin of Genelle Drive, the southeast corner of a tract of land which belongs to Edward Bortle, having a deed reference in Instrument No. 20080421-0040439, RODCT, the southwest corner of this easement, and continuing, as follows:
N 20°43'56" W, 179.84 feet to an iron pin (new), the northeast corner of said tract of land which belongs to Edward Bortle;
thence with a new line, as follows:
N 59°09'42" W, 271.62 feet;
thence, N 28°00'40" W, 230.14 feet;

thence, N 16°00'31" W, 77.33 feet;
thence, N 07°38'50" W, 368.62 feet;
thence, N 11°35'43" W, 283.33 feet;
thence, S 84°12'38" E, 3.33 feet;
thence, N 61°06'16" E, 17.62 feet to an iron pin (new);
thence, S 11°35'43" E, 10.47 feet;
thence, N 61°06'16" E, 10.47 feet;
thence, S 11°35'43" E, 281.25 feet;
thence, S 07°38'50" E, 367.46 feet;
thence, S 16°00'31" E, 71.98 feet;
thence, S 28°00'40" E, 218.63 feet;
thence, S 59°09'42" E, 273.72 feet;
thence, S 20°43'56" E, 191.37 feet to a point in the northerly margin of Genelle Drive;
thence, with a curve to the left, having a radius of 1075.00 feet, an arc distance of 30.02 feet, and a chord bearing and distance of S 71°19'15" W, 30.02 feet, to the point of beginning, containing 0.97 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 December 15, 2014, revised January 14, 2015.

FOR INFORMATION PURPOSES ONLY

This improved property known as 101 Hills Hollow Road, Goodlettsville, Davidson County, Tennessee 37072.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, the Grantor has caused its name to be signed hereto by its duly authorized officer on this the 6th day of February, 2015.

ROBERT J. WINGO

JUDY S. WINGO

ROBERT J. WINGO, JR.

AMY GIPSON WINGO

STATE OF TENNESSEE, COUNTY OF DAVIDSON

On February 6th, 2015, before me personally appeared Robert J. Wingo, Judy S.

Wingo, Robert J. Wingo, Jr., and Amy Gipson Wingo, to me known (or proved to me on the basis of satisfactory evidence) to be the persons described in and who executed the foregoing instrument, and acknowledged that they executed the same as their free act and deed.

Witness my hand, at office, on 6th, day of February, 2015.

Notary Public

SEAN R MILES
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 05-28-2017

Commission Expires: 5/28/17