BILL GARRETT, Davidson County
Trans:T20150053860 DEEDQC
Recvd: 07/06/15 09:01 4 pgs
Fees:22.00 Taxes:0.00
20150706-0064617

Send Tax Bills to:
New owner

Map No.: 181
Parcel: 212 & part of 59

Address of Owner:
Kristine M. Kaye
6307 Pettus Rd.
Antioch, TN 37013

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of ONE DOLLAR ($1.00) cash in hand paid, the receipt of which is hereby acknowledged, and for the specific purpose of complying with the Marital Dissolution Agreement and Final Decree of Divorce between the parties herein as entered on June 24, 2015 and filed in the Third Circuit Court of Davidson County, Tennessee, Docket No. 13D520, I, Dale Richard Spears, do hereby demise, release and forever quitclaim unto Kristine Kaye and her heirs, all my title, interest and estate, legal and equitable, in the following described tract or parcel of land and attached structure lying and being in Davidson County, Tennessee, to-wit:

Beginning at a point in the centerline of a 50-foot joint use ingress/egress and utility easement, said point of beginning being 1,952.62 feet northerly as measured along the centerline of said easement from the northerly margin of Pettus Road. Said point also being the northwesterly corner of property conveyed to Leslie Wells of record in Deed Book 10522, Page 400, Register's Office for Davidson County, Tennessee (R.O.D.C) (Map 181, Parcel 21.00) and the southwesterly corner of the herein described tract; thence,

With the centerline of said easement, with a curve to the right, having a central angle of 04 degrees 26 minutes 22 seconds, a radius of 1208.85 feet, a tangent of 46.86 feet, an arc length of 93.67 feet and a chord bearing and distance of North 03 degrees 09 minutes 33 seconds East, 93.64 feet to a point; thence,

Continuing with said centerline, North 04 degrees 41 minutes 13 seconds East, 106.32 feet to a point, said point being the southwest corner of property conveyed to Gerald W. Kaye, and wife, June M. Kaye of record in Deed Book 10003, Page 135, R.O.D.C. (Map 181, Parcel 59.00); thence,

With the southerly line of said Kaye property, South 86 degrees 00 minutes 50 seconds East 268.36 feet to an iron rod (new); thence,

With a new line severing said Kaye property, for the next five (5) calls:

1) North 04 degrees 02 minutes 36 seconds East, 98.41 feet to an iron rod (new); thence,
2) South 86 degrees 00 minutes 50 seconds East, 92.89 feet to an iron rod (new); thence
3) South 04 degrees 02 minutes 36 seconds West, 58.31 feet ton an iron rod (new); thence
4) South 86 degrees 00 minutes 50 seconds East, 80.00 feet to an iron rod (new); thence
5)South 04 degrees 02 minutes 36 seconds West, 40.00 feet to an iron rod (new); thence

With the original line of parcels 59.00 and 212.00, South 86 degrees 00 minutes 50 seconds East, 716.16 feet to an iron rod (old), passing an iron rod (old) at 261.17 feet and again at 460.98 feet. Said iron rod (old) being the southeast corner of property conveyed to Gerald W. Kaye and wife, June M. Kaye, of record in Deed Book 10892, Page 515, R.O. D.C. (Map 181, Parcel 148.00), said iron rod (old), also lying in the westerly line of property conveyed to Tony W. Buttrey and wife, Linda D. Buttrey, of record in Deed Book 11642, page 359, R.O.D.C. (Map 181, parcel 109.00); thence,

With the westerly line of said Buttrey property, South 16 degrees 08 minutes 51 seconds West, 204.05 feet to an iron rod (old), said iron rod (old) being the notheast corner of said Leslie Wells property and being the southeast corner of the herein described tract; thence,

southeast corner of the herein described tract; thence, [sic]

With the northerly line of said Wells property, North 86 degrees 02 minutes 17 seconds West 1114.34 feet to the Point of Beginning, containing 239, 362 square feet or 5.495 acres, more or less, as calculated by the above described courses and distances.

Being the same property conveyed to Kristine Kaye by Gerald W. Kaye and wife, June M. Kaye on or about May 15, 2007 by instrument no. 20070522-0060882 of record in the Davidson County Register of Deeds Office.

IN WITNESS WHEREOF, I hereunto set my hand on this the 17th day of June, 2013.

Dale Spears

DALE RICHARD SPEARS

STATE OF TENNESSEE)

COUNTY OF Davidson)

Personally appeared before me, Justin L. Genwright, a Notary Public in and for said County and State, the within named, DALE RICHARD SPEARS, the Bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within Deed for the purpose therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 17 day of June, 2013.

JUSTIN L. GENWRIGHT STATE OF TENNESSEE NOTARY PUBLIC KNOX COUNTY

Justin L. Genwright
Notary Public

My Commission Expires: My commission expires Oct. 9, 2013

AFFIDAVIT

STATE OF TENNESSEE)
COUNTY OF _____)

I hereby affirm that the actual consideration or value, whichever is greater, for this transfer is a Marital Dissolution Agreement, Third Circuit Court of Davidson County Docket No. _____.

Kristine Kaye
KRISTINE KAYE

SWORN TO AND SUBSCRIBED before me this 17 day of June, 2013.

Justin L. Genwright

JUSTIN L. GENWRIGHT STATE OF TENNESSEE NOTARY PUBLIC KNOX COUNTY

My commission expires Oct. 9, 2013

Notary Public
My commission expires: My commission expires Oct. 9, 2013

DALE RICHARD SPEARS

SWORN TO AND SUBSCRIBED before me
this 17 day of June, 2013.

Notary Public
My commission expires: My commission expires Oct. 9, 2013

JUSTIN L. GENWRIGHT
STATE OF TENNESSEE NOTARY PUBLIC
KNOX COUNTY

This Instrument Prepared for Recording by:
IRENE R. HAUDE
Attorney at Law
Suite 208 Cavalier Building
95 White Bridge Road
Nashville, TN 37205

Prepared without title search
and without verification of legal
description by attorney.