Davidson County DEEDQC
Recvd: 07/16/15 16:04 3 pgs
Fees:17.00 Taxes:0.00
20150716-0069775

ADDRESS NEW OWNERS AND
SEND TAX BILLS:
RODERICK EDWARD WEBB
676 Brick Church Ln.
Whites Creek, TN 37189

This instrument prepared by:
TIMOTHY D. FERGUSON
Attorney at Law
365 West Main Street
Hendersonville, TN 37075

MAP PARCEL NUMBER:
p/o 49 - 358.00

QUITCLAIM DEED

This instrument is made and entered into this the 9th day of July, 2015, by and between **RONALD B. WEBB and wife, ANNA MARIE WEBB,** GRANTORS and **and RODERICK EDWARD WEBB,** GRANTEE.

WITNESSETH:

THAT FOR AND IN CONSIDERATION of the sum of One ($1.00) Dollar cash in hand paid and other good and valuable consideration, the receipt of which is hereby acknowledged, GRANTORS hereby convey, transfer, remise, release, relinquish and quitclaim to GRANTEE, their heirs, successors and assigns all of GRANTOR'S right, title and interest in and to the following described real estate, to wit:

Land in Davidson County, Tennessee, described as follows:

Beginning at an iron rod in the southerly right of way of Brick Church Lane, said point being the northwestern corner of Tract 2 and the northeastern corner of Tract 1 of the Ronald Webb property as described in Instrument No. 20020131-0013599 RODC; Thence, leaving said right of way, with the line between Tracts 1 and 2, South 07 degrees 50 minutes 03 seconds West, 546.13 feet to an iron rod at the southeast corner of a 50 foot right of way, the True Point of Beginning;
Thence, South 07 degrees 50 minutes 03 seconds West, 261.80 feet to an iron rod; Thence, South 61 degrees 26 minutes 56 seconds East, 356.27 feet to an iron rod; Thence, South 82 degrees 25 minutes 28 seconds West, 1000.00 feet to an iron rod at the southeastern corner of Tract 2; Thence, South 06 degrees 15 minutes 15 seconds West, 128.98 feet to an iron rod; Thence, with a new line through Tract 1, North 81 degrees 04 minutes 26 seconds West, 998.86 feet to an iron rod; Thence, North 82 degrees 25 minutes 28 seconds West, 240.00 feet to an iron rod; thence, North 47 degrees 31 minutes 59 seconds West, 180.00 feet to an iron rod; Thence, North 07 degrees 50 minutes 03 seconds East, 392.00 feet to an iron rod at the southwest corner of a 50 foot right of way; Thence, South 82 degrees 09 minutes 57 seconds East, 50.00 feet to the point of beginning and containing 5.01 acres.

Also included in this conveyance is a 50 foot Right of Way described as follows:

Beginning at an iron rod in the southerly right of way of Brick Church Lane, said point being the northwestern corner of Tract 2 and the northeastern corner of Tract 1 of the Ronald Webb property as described in Instrument No. 20020131-0013599 RODC; Thence leaving said right of way, with the line between Tracts 1 and 2, South 07 degrees 50 minutes 03 seconds West, 546.13 feet to an iron rod; Thence, North 82 degrees 09 minutes 57 seconds West, 50.00 feet to an iron rod; Thence, North 07 degreees 50 minutes 03 seconds East, 547.74 feet to an iron rod in the southerly right of way of Brick Church Lane; Thence with said right of way, South 80 degrees 19 minutes 10 seconds East, 50.03 feet to the point of beginning and containing 0.628 acres.

Being part of the same property conveyed to Ronald B. Webb and wife, Anna Marie Webb by deed recorded on January 31, 2002, of record in Instrument No. 20020131-0013599, Register's Office for Davidson County, TN.

This is unimproved property known as 676 Brick Church Lane, Whites Creek, Tennessee 37189.

TIMOTHY D. FERGUSON
ATTORNEY AT LAW
365 WEST MAIN STREET
HENDERSONVILLE, TN
37075
615-824-0989

Executed on the date first above written.

Ronald B. Webb SR
RONALD B. WEBB

Anna Marie Webb
ANNA MARIE WEBB

STATE OF TENNESSEE

COUNTY OF SUMNER

Personally appeared before me, the undersigned Notary Public of said county and state, Ronald B. Webb and Anna Marie Webb, the within named bargainors with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and seal at office this 9th day of July, 2015.

Lauren Wilson
NOTARY PUBLIC

My Commission Expires: 01/15/2019

LAUREN WILSON
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY

STATE OF TENNESSEE

COUNTY OF SUMNER

The actual consideration or value, whichever is greater, for this transfer is $NONE.

AFFIANT

Subscribed and sworn to before me, this the 9th day of July, 2015.

Lauren Wilson
NOTARY PUBLIC

My Commission Expires: 01/15/2019

LAUREN WILSON
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY

TIMOTHY D. FERGUSON
ATTORNEY AT LAW
385 WEST MAIN STREET
HENDERSONVILLE, TN
37075
615-824-0869

TRUE COPY CERTIFICATION

I, Reta Ward, VP, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Reta Ward VP

Signature of Bank Official

State of Tennessee

County of Sumner

Personally appeared before me, Lauren Wilson, a notary public for this county and state, Reta Ward who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Lauren Wilson

Notary Signature

My Commission Expires: 01/15/2019

Notary Seal (if on paper)

LAUREN WILSON
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY