BILL GARRETT, Davidson County
Trans:T20150089189 DEEDQC
Recvd: 10/20/15 12:11 2 pgs
Fees:12.00 Taxes:0.00
20151020-0106520

Prepared by: Lynn Newcomb, Attorney at Law
BALTHROP, PERRY, NOE & NEWCOMB, ATTORNEYS
102 Frey Street
Ashland City, TN 37015

TO:

Richard Alex Clark
6035 Morrow bone lake rd
Rock Tn. 37080

MAP & PARCEL: 028 00 0 130.00

SEND TAX BILLS TO: SAME

QUITCLAIM DEED

For and in consideration of the love and affection we have for our brothers, we, Wanda Clark Elwell and Dennis Franklin Clark, Grantors herein, do hereby quitclaim unto Richard Alex Clark, unmarried, Grantee herein, all our right, title, and interest in the following described property:

LAND in the 14th Civil District of Davidson County, Tennessee, according to a survey made by S. H. Hutchison.

BEGINNING at a point in the center of the Morrow Bone Lake Road at M. Gallahers southeast corner, running thence with the center of said Road S. 27° E. 100 feet to a point; thence S. 23° E. 350 feet to a point; thence S. 23° 30' E. 260 feet to a point; thence S. 21° E. 25 feet, S. 15° E. 50 feet and S. 6° E. 50 feet to a point in the center of said Road; thence N. 84° W. 372 feet to a stake with an elm pointer; thence N. 39° 30' W. 151 feet to a poplar tree; thence N. 52° W. 181 feet to an iron pin at a 24-inch beech tree to M. Gallahers' southwest corner; thence N. 46° E. 190 feet, N. 24° E. 100 feet. N. 19° E. 220 feet, N. 27° 30' E. 90 feet to the beginning, N. 19° E. 220 feet, N. 27° 30' E. 90 feet to the beginning, containing 5.13 acres, more or less.

BEING the same property conveyed Hubert F. Clark and wife, Mary Sue Clark, by installment deed from E.R. Rutherford and wife, Barbara Rutherford, of record in Book 4625, page 712, Register's Office Davidson County, Tennessee, and by Deed of Correction of record in Book 4630, page 824, Register's Office Davidson County, Tennessee. see affidavit of heirship recorded in 20151020-0106519 recorded concurrently - A.O.D.C.

This conveyance is made subject to such liens, encumbrances, restrictions, or other matters as may affect the premises.

IN WITNESS WHEREOF, we have hereunto set our hands this the 23 day of September, 2015.

Wanda Clark Elwell
WANDA CLARK ELWELL

STATE OF TENNESSEE
COUNTY OF Wilson

Personally appeared before me, the undersigned, a Notary Public in and for said State and County, WANDA CLARK ELWELL, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that She executed the within instrument for the purposes therein contained. WITNESS MY hand, at Mt. Juliet this the 23 day of September, 2015.

Carin A. Koop
NOTARY PUBLIC

My Commission Expires: 3-4-19

CARIN A. KOOP STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY

Dennis F Clark
DENNIS FRANKLIN CLARK

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said State and County, DENNIS FRANKLIN CLARK, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained. WITNESS MY hand, at Nashville this the 18 day of Sept, 2015.

L Meads
NOTARY PUBLIC

My Commission Expires: 5-8-17

L MEADORS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

STATE OF TENNESSEE
COUNTY OF Cheatham

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

Richard Clark
AFFIANT

SWORN to and subscribed before me
this the 5 day of Oct., 2015.

Jamie A. Folk
NOTARY PUBLIC

My commission expires: 10-28-2018

JAMIE A. FOLK STATE OF TENNESSEE NOTARY PUBLIC ROBERTSON COUNTY My Commission Expires OCT. 28, 2018

THIS DEED WAS PREPARED WITH INFORMATION SUPPLIED BY THE GRANTOR AND NO TITLE SEARCH WAS PERFORMED IN CONNECTION WITH THE PREPARATION OF THE DEED. ACCORDINGLY, THE PREPARER MAKES NO REPRESENTATIONS, OPINION OR WARRANTY AS TO THE STATUS OF TITLE OF THE PROPERTY DESCRIBED HEREIN.