BILL GARRETT, Davidson County
Trans:T20160085187 DEEDQC
Recvd: 09/28/16 11:09 2 pgs
Fees:12.00 Taxes:0.00
20160928-0102199

This instrument prepared by:
Smith.Sholar.Milliken.PLLC
1164 Nashville Pike
Gallatin, TN 37066

THE PURPOSE OF THIS DOCUMENT IS TO COMBINE TWO MAP AND PARCELS IN TO ONE MAP AND PARCEL.

QUITCLAIM DEED

Address New Owner(s) as follows:	Send Tax Bills To:	Map Parcel Numbers
(NAME) Marvin D. Steelman and Katherine L. Steelman	(NAME) SAME AS NEW OWNER	007 00 0 176.00 007 00 0 197.00
(STREET ADDRESS) 2300 Baker Station Road	(STREET ADDRESS)	
(CITY) (STATE) (ZIP) Goodlettsville, TN 37072	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of Ten dollars and no/100 ($10.00), cash in hand paid by the Grantee and other good and valuable consideration accepted as cash, the receipt and sufficiency of which is hereby acknowledged **Marvin D. Steelman and wife, Katherine L. Steelman,** Grantor, does hereby quitclaim and convey unto **Marvin D. Steelman and wife, Katherine L. Steelman**, the Grantee herein, its successors, heirs and assigns, all of Grantor's right, title and interest in and to the following described real property in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, and described according to a survey by Ray G. Cole, Registered Land Surveyor No. 924, dated August 10, 1993, revised October 3, 1994, as follows:

Beginning at a concrete highway monument in the northeasterly right of way line of Highway 41 at the intersection of the easterly margin of Baker Station Road, a corner to B.B. Adamson (Deed Book 2044, page 251); thence leaving said Highway and with the line of said Adamson for the next six calls as follows: North 42 deg. 51' 32" East 483.66 feet to an iron pin (old); thence North 00 deg. 07' 03" East 62.05 feet to an iron pin (old); thence North 61 deg. 16' 44" East 240.50 feet to an iron pin (old); thence North 45 deg. 39' 00" East 102.55 feet to an iron pin (old); thence North 61 deg. 27' 51" East 300.25 feet to an iron pin (old); thence North 42 deg. 42' 37" East 279.63 feet to an iron pin (old) in the line of said Adamson; thence South 54 deg. 45' 29" East 350.00 feet to an iron pin (new), a corner to Tract 4 this survey; thence with Tract 4 for the next three calls as follows: South 33 deg. 07' 52" West 221.69 feet to an iron pin (new); thence North 65 deg. 09' 29" West 175.00 feet to an iron pin (new); thence South 34 deg. 54' 12" West 549.05 feet to an iron pin (new) a corner to Tract 4 and in the line of Tract 1; thence with the line of Tract 1 for the next four calls as follows: North 78 deg. 32' 09" West 119.69 feet to an iron pin (old); thence South 88 deg. 15' 53" West 173.34 feet to an iron pin (old); thence South 76 deg. 19' 43" West 262.72 feet to an iron pin (old) by a large cedar tree; thence South 37 deg. 11' 54" West 321.29 feet to an iron pin (old) in the right-of-way line of said Highway 41; thence with said Highway, North 14 deg. 39' 27" West 83.32 feet to a concrete monument; thence continuing with said Highway, North 04 deg. 56' 47" East 30.60 feet to the beginning.

This conveyance is made subject to a joint 50-foot Access Easement which is expressly reserved in deed of record in Book 9694, page 763, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description thereof.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer is $ 0.00

Subscribed and sworn to before me this the 23rd day of September, 2016.

X _____
Affiant

My commission expires: 3/27/18
(Affix Seal)

_____
Notary Public

MICHAEL T. MOSER
NOTARY PUBLIC
STATE OF TENNESSEE
WILSON COUNTY

Witness my hand this 23d day of September, 2016.

5834

Being the same property conveyed to Marvin D. Steelman and wife, Katherine L. Steelman from Richard W. Uselton and Janelle M. Uselton, of record in Instrument No. 200105210052260, Register's Office for Davidson County, Tennessee.

Witness my hand this 23rd day of September, 2016.

x _____
Marvin D. Steelman

x _____
Katherine L. Steelman

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 23rd day of September, 2016, before me personally appeared **Marvin D. Steelman and wife, Katherine L. Steelman**, to me known to be the person (s) described in and who executed the foregoing instrument, and who acknowledged the execution of the same to be his/her/free act and deed.

Witness my hand and official seal this 23rd day of September, 2016.

_____
Notary Public

My Commission Expires: 3/27/18

MICHAEL T. MOSER
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY