Karen Johnson Davidson County
Batch# 206064 DEEDQC
03/14/2019 03:41:30 PM 5 pgs
Fees: $27.00 Taxes: $0.00
20190314-0023584

QUITCLAIM DEED

Address of New Owner:
Donald W. Piercey et al
1050 Piercey Lane
College Grove, TN 37046

Send Tax Bills To:
OWNER

Map & Parcel:
part of
175-00-0-090.00

THIS INSTRUMENT WAS PREPARED BY

Guaranty Title and Escrow Co.
721 President Place #100
Smyrna, TN 37167

Prepared from information furnished by the parties

KELSIE HOLLOWAY
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY
MY COMMISSION EXPIRES 8-16-2020

STATE OF TENNESSEE
COUNTY OF RUTHERFORD

The actual consideration
for this transaction is
$ -0-
Sara Jane Wilkins
affiant
Subscribed and sworn to
before me, this the 9th
day of ~~December, 2018~~ January, 2019
Kelsie Holloway
Notary Public
Commission Expires: 8/16/20

The Herbert Piercey Family Trust, **does hereby quitclaim to** Donald W. Piercey and Sara J Wilkins their Heirs and Assigns, all its rights, title and interest in the following land described as follows: To-Wit:

SEE ATTACHED EXHIBIT 'A' FOR LEGAL DESCRIPTION

Being part of the same property conveyed to Sara D. Piercey, Trustee of the Herbert Piercey Family Trust by deed being recorded in Instrument 20040819-0100128, said Register's Office. Sara D. Piercey having since died. Sara Jane Wilkins and James Herbert Piercey are the remaining Trustees of the Trust.

This conveyance is for the purpose of vesting title of the property in the names of the Donald W. Piercey and Sara J. Wilkins. Note one of the grantees is a trustee/grantor. The beneficiaries of the Trust, except the grantees, are executing and joining in this conveyance to show their consent to the transfer.

Witness my hand this the 9th day of ~~December, 2018~~ January, 2019.

Herbert Piercey Family Trust

By: _____
James Herbert Piercey, Co-Trustee

By: _____
Sara Jane Wilkins, Co-Trustee

_____
James H. Piercey

_____
Joseph A. Piercey

_____
Debra L. Clark

_____
Daniel J. Piercey

_____
Laura Lee Vokovich

_____
Karen Jeanine Head

STATE OF TENNESSEE
COUNTY OF Rutherford

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named James H. Piercey, and Debra L. Clark, Joseph A. Piercey, Daniel J. Piercey, Laura Lee Vokovich, and Karen Jeanine Head, 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 official seal this 9th day of ~~December, 2018.~~ January, 2019

_____
Notary Public

Commission expires: 8/14/20

KELSIE HOLLOWAY
STATE OF TENNESSEE
NOTARY PUBLIC
RUTHERFORD COUNTY
MY COMMISSION EXPIRES 8-14-2020

~~STATE OF Tennessee~~
~~COUNTY OF Rutherford~~

~~Before me, the undersigned, a Notary Public, in and for the State and County aforesaid, personally appeared James Herbert Piercey and Sara Jane Wilkins, with whom I am personally acquainted, or (proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged themselves to be the Co-Executors of the Herbert Piercey Family Trust, and that they as such Co-Executors, executed the foregoing instrument for the purposes therein contained.~~

~~Witness my hand and official seal this _____ day of December, 2018.~~

~~_____~~
~~Notary Public~~

~~Commission expires: _____~~

STATE OF Tennessee
COUNTY OF Rutherford

Before me, the undersigned, a Notary Public, in and for the State and County aforesaid, personally appeared James Herbert Piercey and Sara Jane Wilkins, with whom I am personally acquainted, or (proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged themselves to be the Co-Trustees of the Herbert Piercey Family Trust, and that they as such Co-Trustees, executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal this 9th day of ~~December, 2018.~~ January, 2019

Kelsie Holloway
Notary Public

Commission expires: 8/16/20

KELSIE HOLLOWAY
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY
MY COMMISSION EXPIRES 8-16-2020

EXHIBIT "A"

Being a tract of land lying in Nashville, Davidson County, Tennessee, according to a survey by Cherry Lane Surveying, Inc. dated May 7, 2017, as follows:

Beginning at an existing iron rod in the southerly right-of-way line of Murfreesboro Pike, width varies, at a corner common with Joyce W. Pollock, Et Ux, as of record in Deed Book 4933, Page 82, at the Register's Office for Davidson County, Tennessee;

Thence leaving the southerly right-of-way line of Murfreesboro Pike, with the westerly property line of Joyce W. Pollock, Et Ux, South 19 deg 57 min 07 sec West, 99.52 feet to an iron rod set;

Thence South 11 deg 32 min 31 sec West, 460.07 feet to an existing iron pipe;

Thence with the northerly property line of Joyce W. Pollock, Et Ux, North 82 deg 12 min 08 sec West, 452.21 feet to an existing iron rod, at a corner common with the property of Colonial Pipeline Company, as of record in Instrument Number: 20020809-0096408, at the Register's Office for Davidson County, Tennessee, and at a corner common with the property of Mt. View Baptist Church, Inc., as of record in Deed Book 5291, Page 569, at the Register's Office for Davidson County, Tennessee;

Thence with the easterly property line of Mt. View Baptist Church, Inc., North 10 deg 42 min 11 sec East, 11.34 feet to an iron rod set, at a corner common with the property of Herbert Piercey, Et Ux, as of record in Deed Book 7675, Page 714, at the Register's Office for Davidson County, Tennessee;

Thence with the easterly property line of Herbert Piercey, Et Ux, North 10 deg 47 min 49 sec East, 309.95 feet to an iron rod set;

Thence North 40 deg 15 min 05 sec East, 496.75 feet to an iron rod set in the southerly right-of-way line of Murfreesboro Pike;

Thence with the southerly right-of-way line of Murfreesboro Pike, South 42 deg 19 min 52 sec East, 286.46 feet to the POINT OF BEGINNING. Containing 269,065 square feet or 6.177 acres more or less.

Being part of the same property conveyed to Sara D. Piercey, Trustee, as of record in Instrument Number: 20040819-0100128, at the Register's Office for Davidson County, Tennessee.

True Copy Certification

I, Kelsie Holloway, 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.

Kelsie Holloway
Signature

State of Tennessee

County of Rutherford

Personally appeared before me, Gary B. Fisher a notary public for this county and state, Kelsie Holloway who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Gary B Fisher
Notary's Signature

GARY B. FISHER
STATE OF TENNESSEE
NOTARY PUBLIC
RUTHERFORD COUNTY

My Commission Expires: 12-18-2022
Notary' Seal (if on paper)