Karen Johnson Davidson County
Batch# 306434 DEEDQC
10/25/2019 12:45:45 PM 2 pgs
Fees: $12.00 Taxes: $0.00
20191025-0109712

MAP & PARCEL: 046 00 0 042.00

ADDRESS NEW OWNER:
Melinda Hester
5000 Bull Run Road
Ashland City, TN 37015

THIS INSTRUMENT WAS PREPARED BY:
Price, Hill & Kolarich
201 Fourth Avenue North, Suite 1800
Nashville, Tennessee 37219

SEND TAX BILLS TO: NEW OWNER

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS THAT **FOR AND IN CONSIDERATION** of Ten Dollars ($10.00), cash in hand paid, the receipt of which is acknowledged, and the other considerations hereinafter mentioned, **James R. Smith**, by these presents does hereby convey, remise, release and forever quitclaim unto **Melinda Hester** all right, title and interest in and to the following described tract or parcel of land situated in Davidson County, Tennessee:

Land in the 13th, formerly the 25th, Civil District of Davidson County, Tennessee, being part of Lot No.15 of Dr. E. E. Brown's farm, as of record in Book 161, page 177, Register's Office for Davidson County, Tennessee, and described according to a copy of a survey made by Ralph W.C. Lambert, Surveyor, dated November 14, 1955, as follows:

Beginning at a point in the center line of Bull Run Road at the southeast corner of the property conveyed to Billie Joe Roberts and wife, by deed of record in Book 2483, page 359, Register's Office for Davidson County, Tennessee; thence with the center of said road south 47° 7' east 200 feet to a spike; thence north 51° east 620.5 feet to an iron pin; thence north 22° east 675 feet to an iron pin; thence north 81° 52' west 1350 feet to an iron pin; thence south 15° 15' west 330 feet to an iron pin; thence south 70° 20' east 587.8 feet to an iron pin; thence south 15° 15' west 180.6 feet to an iron pin; thence south 43° 53' west 46.4 feet to an iron pin; thence south 30° 37' east 270 feet to an iron pin; thence south 40° 41' west 200 feet to the point of beginning, containing 22 acres, more of less.

Being a part of the same property conveyed to Lawrence Alton Smith and wife, Nancy Smith, and C. S. Smith and wife, Letha Smith, by deed from Rufus Gallaher, Jr., and wife of record in Book 2485, page 359, said Register's Office.

Being the same property conveyed to Lawrence Alton Smith and wife, Nancy Smith by warranty deed from C. S. Smith and wife, Letha Smith on August 15, 1957, of record in Book 2693, page 519, Register's Office for Davidson County, Tennessee.

IN WITNESS WHEREOF, I have hereunto set my hand this the 23rd day of August, 2019.

James R Smith
James R. Smith

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared James R. Smith, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who upon oath executed the foregoing instrument for the purposes therein contained, by signing his name.

Laurie L Creech
NOTARY PUBLIC

My commission expires: 10-20-20

LAURIE L. CREECH
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

I hereby swear or affirm that the actual consideration for this transfer or value whichever is greater, is $ 10.00.

James R Smith
James R. Smith

Sworn to and subscribed before me this 23rd day of August, 2019.

Laurie L Creech
Notary Public

My commission Expires: 10-20-20.

LAURIE L. CREECH
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON