Karen Johnson Davidson County
Batch# 1077214 DEEDQC
12/01/2023 01:47:44 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20231201-0092924

This instrument prepared by:
(And return to)

Jeffrey M. Grissim,
Attorney at Law
1222 17th Avenue South
Nashville, TN 37212

QUITCLAIM DEED

ADDRESS NEW OWNER:	SEND TAX BILL TO:	MAP/PARCEL NO.:
William D. Glascock 4279 Burton Hollow Road Whites Creek, TN 37189	SAME AS NEW OWNER	04800017300

This instrument has been prepared by information provided by the parties
No title search was conducted and no representations regarding title have been made by the Drafter

WHEREAS, Connie L. Wallace, unmarried, (the "Grantor"), has bargained, and by these presents does transfer and convey unto the said **William D. Glascock,** (the "Grantee"), a certain tract of land in Davidson County, Tennessee described herein below:

SEE ATTACHED EXHIBIT A
Legal Description

WHEREAS, pursuant to the Divorce Decree dated the 15th day of February 2023, entered by the Court in Glascock vs. Glascock, Third Circuit Court for Davidson County, Tennessee, bearing Docket No.: 22D-1683, Grantor and Grantee were divorced and all marital bonds between them were severed; and

WHEREAS, in said Divorce Decree the Court approved the Property Settlement Agreement between the Grantor and Grantee wherein the Parties agreed upon the payoff of the existing loan on the herein described property and a lump sum payment to Connie L. Wallace; Connie L. Wallace is to convey all of her right, title and interest in and to the tract of land described herein below to William D. Glascock.

NOW THEREFORE, FOR AND IN CONSIDERATION of the sum of One and No/100 ($1.00) Dollar, cash in hand paid, payoff of the joint obligor loan and a lump sum payment to Connie L. Wallace, pursuant to the terms of said Property Settlement Agreement approved in the Final Decree of Divorce, **Connie L. Wallace, unmarried**, (the "Grantor"), does hereby remise, release and forever quitclaim unto **William D. Glascock, (the "Grantee")**, all of her right, title and interest in and to that certain land in Davidson County, State of Tennessee, more particularly described as follows:

SEE ATTACHED EXHIBIT A
Legal Description

The legal description provided herein is exactly the same as in the prior recorded deed.

This is improved property known as: 4279 Burton Hollow Road, Whites Creek, TN 37189

Said property is conveyed subject to such limitations, restrictions and encumbrances as may affect the premises.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

WITNESS our hands this 1st day of December, 2023.

Connie L. Wallace

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said State and County, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged to me that **Connie L. Wallace,** and that she, being authorized so to do, executed the within instrument for the purposes therein contained by signing her name.

Witness my hand and official seal at office in Nashville, Tennessee on this the 1st day of December, 2023.

KEITH BRADLEY-WILKERSON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires May 3, 2027

NOTARY PUBLIC

My Commission Expires: 05.03.2017

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer, or value of property (whichever is greater) is $ 0.00 .

AFFIANT

Subscribed and sworn before me this 1st day of December, 2023.

KEITH BRADLEY-WILKERSON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires May 3, 2027

NOTARY PUBLIC

My Commission Expires: 05.03.2027

Exhibit A
Legal Description

Tract 1:

Beginning at a point in the southerly margin of Burton Hollow Road, the common corner of this tract and Tract No. 5; thence along the common line of said two tracts, as follows S 8 degrees 46' 45" W 801.97 feet; 5 27 degrees 03' 05" E 117.59 feet; S 79 degrees 25' E 652.91 feet; 5 12 degrees 18' 43" W 233.86 feet; 5 7 degrees 25' 55" W 262.27 feet; S 76 degrees 36' W 271.06 feet; N 45 degrees 07' 56" W 753.88 feet and N 38 degrees 14' 42 " W 750.0 feet to a point in the southwesterly margin of a 50-foot public utility and access easement road; thence along said margin as follows: along a curve to the right having a radius of 691.20 feet, a distance of 54.02 feet; thence N 56 degrees 13' 59" E 556.67 feet; thence along a curve to the right, having a radius of 691.2 feet, a distance of 239.31 feet to a point and N 81 degrees 38' 23" E 50.0 feet to the point of beginning, containing 18.06 acres more or less and being Tract No. 6 on the Map of Division of Jesse F. Burton Estates, prepared by Southern Land Surveying Co., dated February 6, 1973.

Tract 2:

Beginning at an iron pin on the south margin of Burton Hollow Road, same being the N. E. corner of Tract No. 4 (The Marlin Property); thence, leaving the road S. 8 degrees 46' 45" W. 800.70 feet to a point; thence, S. 27 degrees 03' 05" E. 36.09 feet to a point; thence, S. 79 degrees 25' 00" E. 706.80 feet to a point; thence, S 12 degrees 18' 43" W 332.66 feet to a point; thence, S. 7 degrees 25' 55" W. 326.95 feet to a point; thence, S. 76 degrees 36' 00" W. 340.00 feet to a point; thence, N. 69 degrees 30' 00" E. 60.00 feet to a point; thence, N. 76 degrees 36' 00" 270.00 feet, more or less to a point; thence, N. 7 degrees 25' 55" E. 294.61 feet to a point; thence, N. 12 degrees 18' 43" E. 283.26 feet to a point; thence, N 79 degrees 25' 00" W. 3679.85 feet to a point; thence, N 27 degrees 03' 05" W. 76.84 feet to a point; thence, N 8 degrees 46' 45" E. 801.45 feet to a point on the south margin of Burton Hollow Road; thence, with the south margin of road, N. 81 degrees 38' 23" E 52.32 feet to an iron pin, the point of beginning, containing 2.75 acres, more or less.

Tract 3

Beginning at an iron pin on the south margin of Burton Hollow Road, same being the N. E. corner of Tract No. 5 as deeded to James Larkins; thence leaving the road, South 8 degrees 46' 45" West, 801.45 feet to a point; thence, South 27 degrees 03' 05" East 76.84 feet to a point; thence, South 79 degrees 25' 00" East 679.85 feet to a point; thence, South 12 degrees 18' 43" West 283.26 feet to a point; thence, South 7 degrees 25' 55" West 294.61 feet to a point; thence, South 76 degrees 36' 00" West 270.00, more or less to a point; thence, North 45 degrees 07' 56" West 60.00 feet to a point; thence, 76 degrees 36' 00" East 271.06 feet to a point; thence, North 7 degrees 25' 55" East 262.27 feet to a point; thence, North 12 degrees 18' 43" East 233.86 feet to a point; thence, North 79 degrees 25' 00" West 652.91 feet to a point; thence, North 27 degrees 03' 05" West 117.59 feet to a point; thence, North 8 degrees 46' 45" East 801.97 feet to a point on the south margin of Burton Hollow road; thence, with the South margin of Burton Hollow Road, North 81 degrees 38' 23" East 52.43 feet to an iron pin, the point of beginning, containing 2.70 acres, more or less.

Being the same property conveyed to William D. Glascock and Connie L. Glascock, by deed of record in Instrument No. 20230301-0014625, in Register's Office for Davidson County, Tennessee.