

This Instrument Prepared By: Oliver A. Smith, III, Attorney
7600 Kingston Pike, Knoxville, TN 37919
INSTRUMENT NO. 10368

THIS INDENTURE, made this 23rd day of JANUARY A. D. 1981

between ROY C. HUSKEY and wife, RUTH C. HUSKEY
in the State of TENNESSEE of the first
part, and JOHN L. MONTGOMERY, JR.

of

of the second part.

01-9.00

WITNESSETH: That the said parties of the first part, for and in consideration of the sum of
ONE DOLLAR AND NO/100 (\$1.00), and other good and valuable considerations,

02-02-81

to them in hand paid by the said party of the second part, the receipt of which is hereby
acknowledged,

RESPONSIBLE TAXPAYER

John L. Montgomery, Jr.
1928 Access Highway
Knoxville, TN 37920

COUNTERSIGNED

FEB 2 1981

STRADER

CLERK

RECORDS

RECEIVED FOR
RECORDING

FEB 2 2 52 PM '81

NOTE BOOK
STEVE HALL

have bargained, sold, remised, released, and QUIT-CLAIMED, and do hereby bargain, sell

remise, release, and QUIT-CLAIM unto the said party of the second part. AN UNDIVIDED
26.66% INTEREST in the following described premises, to wit:

SITUATED in District No. Six (6) of Knox County, Tennessee, and bounded
and described as follows:

COMMENCE at the intersection of the western right of way line of
Beavertown Road and the southern right of way line of Gleason Road;
thence in a westerly direction along the southern right of way line
of Gleason Road 415 feet to an iron pin being the northwest corner
of the Country Day School Tract and the northeast corner of the
Capella Apartment Tract; thence in a southerly direction along the
western boundary of the Country Day School Tract and the eastern
boundary of the Capella Apartment Tract and the eastern boundary
of the Timbers West Tract, S. 27 deg. 41 min. E., 1893.00 feet to an
iron pin; thence S. 05 deg. 19 min. West, along the western boundary
of Kingston Hills Subdivision, Block H, across the western end of
the Luxmore Drive, and along the western boundary of Kingston Hills
Subdivision, Block G, 511.34 feet to an iron pin, said pin being the
POINT OF BEGINNING, being also the northeast corner of Kingston
Park Subdivision, thence in a westerly direction along the northern
boundary of Kingston Park Subdivision, two calls as follows: North
79 deg. 32 min. West, 230.21 feet to an iron pin; thence North 76 deg.
16 min. West, 391.40 feet to an iron pin being the northwest corner
of Kingston Park Subdivision and the northeast corner of Trails West
Subdivision, Unit 1, Block A; thence continuing in a westerly direction
along the northern boundary of Trails West Subdivision, Unit 1, Block A,
two calls as follows: North 80 deg. 06 min. West, 187.68 feet to

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(continued)

and all the estate, right, title and interest of the parties of the First part therein, with the hereditaments and appurtenances thereto appertaining, hereby releasing all claim to Homestead and Dower therein To have and to hold the said premises to the said party of the second part, his heirs and assigns forever.

IN WITNESS WHEREOF, The said parties of the first part have hereunto set their hands and seals the day and year first above written.

Signed, sealed and delivered in presence of _____ (L. S.)
_____ (L. S.)
_____ (L. S.)
_____ (L. S.)

(description continued from p. 1)

an iron pin; thence North 78 deg. 42 min. West, 193.78 feet to an iron pin, being the northwest corner of Trails West Subdivision, Unit 1, Block A, and being the northeast corner of Trails West Subdivision, Unit 2, Block A; thence continuing in a westerly direction along the northeast boundary of Trails West Subdivision, Unit 2, Block A, North 31 deg. 52 min. West, 99.61 feet to a point; thence in an easterly direction along the southern boundary of Timbers West tract, eight calls as follows: North 62 deg. 19 min. East, 147.19 feet to a point; thence North 33 deg. 00 min. East, 320 feet to a point; thence North 62 deg. 19 min. East, thence North 79 deg. 57 min. East, 96.00 feet to a point; thence North 52 deg. 12 min. East, 264.61 feet to a point; thence South 27 deg. 41 min. East, 433.69 feet to a point; thence South 05 deg. 19 min. West 359.57 feet to a point; thence South 84 deg. 41 min. East, 25.00 feet to a point in the western end of Luxmore Drive; thence along the western end of Luxmore Drive, and along the western boundary of Kingston Hills Subdivision, Block G, South 05 deg. 19 min. West, 144.36 feet to the POINT OF BEGINNING, containing 12.34 acres, or 537,467 square feet, more or less.

BEING the same property conveyed to Oliver A. Smith, III, Trustee for Oliver A. Smith, Jr., John L. Montgomery, Sr., John L. Montgomery, Jr., and Roy C. Huskey or his designees, by Quit-Claim deed from Deffet Rentals, Inc., an Ohio Corporation, dated the 12th day of June, 1975, and of record in Deed Book 1557, Page 692, in the Register's Office for Knox County, Tennessee.

PARTIES of the First Part herein further quit-claim and convey any right, title and interest of the within named parties of the first part in and to any public roads or interest in sewer connections, easements for utilities, water, etc., adjoining the above described property.

STATE OF TENNESSEE
COUNTY OF KNOX

I hereby swear or affirm that the actual consideration or true value of this transfer, whichever is greater, is \$ -0- -0-.

Instr: 198102020006649
Pages: 2 of 3
Back File Automation

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Affiant
Sworn to and subscribed before me, this 2 day of Feb., 1981
M. DeLozier - Dy. Ky. My Comm. Exp.:
Notary Public

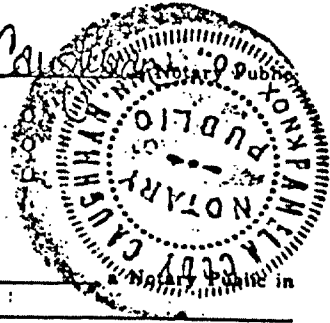
STATE OF TENNESSEE }
KNOX COUNTY. } SS.

Personally appeared before me the undersigned authority, a Notary Public in
and for said County, the within named bargainors, Roy C. Huskey and wife, Ruth C. Huskey

with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the
purposes therein contained.

Witness my hand and official seal at office this 23rd day of January, 1981 A. D.
My Commission Expires: 2-14-84

Donna C. Calhoun



STATE OF TENNESSEE }
COUNTY. } SS.

Personally appeared before me
and for said County, the within named bargainors,

with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the
purposes therein contained. And _____, wife of
the said _____ having appeared before me privately and apart
from her husband, the said _____ acknowledged the execution
of the said Deed to have been done by her freely, voluntarily and understandingly, without compulsion or constraint
from her said husband, and for the purposes therein expressed.

Witness my hand and official seal at office in _____ Tennessee,
this _____ day of _____ A. D. _____

_____, Notary Public.



Instr: 198102020006649
Pages: 3 of 3

Back File Automation

Quit Claim Deed

ROY C. HUSKEY and wife, RUTH
C. HUSKEY

—TO—

JOHN L. MONTGOMERY, JR.

REGISTER'S OFFICE }
State of Tennessee } SS.
County of _____

Received for record the _____ day
of _____ A. D. 23 Nineteen Hundred
and _____ at _____ clock _____ M.
Noted in Note Book _____ Page _____ and
recorded in Book of Deeds 623
Vol. _____ Page _____

Witness my hand.

Fee Paid _____

Register.

State Tax	-	-	-	-	\$
County Tax	-	-	-	-	-
Clerk's Fee	-	-	-	-	-
Total	-	-	-	-	-