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This instrument prepared by:
John B. Fowler, Attorney at Law
Valley Fidelity Bank Building
Knoxville, Tennessee 37902

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34352

12-31-81

Deputy Registrar

QUIT CLAIM DEED

THIS INDENTURE, made this 3rd day of December, A.D.,

1981, between JUNE W. MONTGOMERY, a single woman, of Knox County, Tennessee, First Party, and JOHN L. MONTGOMERY, JR., a single man, of Knox County, Tennessee, Second Party.

WITNESSETH: That the said First Party for and in consideration of the sum of Ten and No/100 (\$10.00) Dollars, and other good and valuable considerations, and pursuant to that decree entered in the Chancery Court for Knox County, Tennessee, on October 26, 1981 in the case styled Betty June Montgomery v. John Lee Montgomery, No. 69873, to her in hand paid by the said Second Party, the receipt of which is hereby acknowledged, have bargained, sold, remised, released, and QUITCLAIMED, and do hereby bargain, sell, remise, release, and QUITCLAIM unto the said Second Party, the following described premises, to wit:

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

TRACT NO. 1: Situate in the Sixth Civil District of Knox County, Tennessee without the corporate limits of the City of Knoxville, Tennessee, and being more fully described as follows:

COMMENCE at the intersection of the western right of way line of Beaverton Road and the Southern right of way 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, South 27 deg. 41 min. East 1893.00 feet to an iron pin; thence South 05 deg. 19 min. West along the Western boundary of Kingston Hills Subdivision, Block H, across the Western end of 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

JBFL/11-21-131

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Cross Ref: WB 1749/883
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RECORDED
John L. Montgomery, Jr.
9217 Park West Blvd.
Knoxville, TN 37923

NOTE BOOK 40
RECEIVED FOR
RECORDING

Trails West Subdivision, Unit 1, Block A two calls as follows: North 80 deg. 06 min. West 187.68 feet to 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 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 Tommy Philip Wilson and wife Betty W. Wilson by deed dated 26 December 1979 from Oliver A Smith, Jr., and wife Evelyn D. Smith, of record in Deed Book 1696, page 424, in the Register's Office for Knox County, Tennessee. See also Deed Book 1557, page 692, in said Register's Office.

PARTIES of the First part herein further quit-claim and convey and 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.

BEING the same property conveyed to John L. Montgomery and wife, by Warranty Deed dated June 30, 1980 of record in Warranty Deed Book 1716, at page 150.

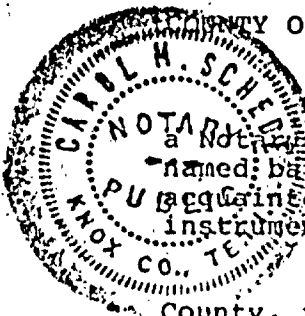
and all the estate, right, title and interest of the First Party therein with the hereditaments and appurtenances thereto appertaining hereby releasing all claims to homestead and dower therein, TO HAVE AND TO HOLD THE said premises to the Second Parties, their heirs and assigns forever.

Whenever in this instrument a pronoun is used it shall be construed to represent either singular or plural, as the case may demand.

IN WITNESS WHEREOF the said Parties hereunder set their hands and seals the day and year first above written.

STATE OF TENNESSEE)

COUNTY OF KNOX)



Personally appeared before me, Carol M. Schede, a Notary Public, in and for said County and State, the within named bargainors, JUNE W. MONTGOMERY, with whom I am personally acquainted and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal, at office, in Knox County, this the 3rd day of December, 1981.

Carol M. Schede
Notary Public

My Commission Expires: 11-15-82

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