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Cross Ref: WB 1228/1098
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Q U I T C L A I M D E E D

THIS INDENTURE, made this 4th day of May, 1963, between MINNIE SPARRY, widow, of Knox County, Tennessee, party of the first part, and EZELL SPARRY, of Knox County, Tennessee, party of the second part, WITNESSETH:

That the said party of the first part for and in consideration of One Dollar cash to her in hand paid by the party of the second part, the receipt of which is hereby acknowledged, and the further consideration of love and affection for second party, her son, has bargained, sold, remised, released and Quit-Claimed, and does hereby bargain, sell, remise, release and Quit-Claim unto the said party of the second part, the following described premises, to-wit:

Situated in District No. 9 (old 14) of Knox County, Tennessee, adjoined by Sparry, Nix and perhaps others, and BEGINNING on an iron stake on the north side of Rhea Road in Holt's line and running thence north 38 deg. 15 min. west, 284 feet to a stake in the ditch; thence with the ditch, north 40 deg. east, 290 feet to a stake; thence north 56 degrees east 591 feet to a stake; thence north 35 degrees east, 524 feet to a stake in the spring branch, a corner to Lee Sparry, Jr.; thence with the same, south 35 degrees east, 224 feet to a stake in a ditch; thence south 45 degrees 30 min. east, 162 feet to a stake on south side of Rhea Road; thence with the same, south 37 deg. west, 70 feet to a stake; thence south 48 deg. east, 1675 feet to an iron stake on top of the ridge; thence with the ridge, south 72 degrees west, 215 feet to a stake and oak; thence south 71 deg. west, 214 feet to a stake; thence south 58 degrees west, 175 feet to a Hickory; thence south 54 degrees west, 475 feet to an Oak; thence south 56 degrees west, 120 feet to an Oak; thence north 56 degrees west, 120 feet to aspine; thence north 52 degrees west, 168 feet to an Oak and stake; thence north 18 degrees west, 126 feet to a stake, corner to Nix; thence with same, north 26 degrees west, 685 feet to an iron stake on south side of Rhea Road; thence with said road 490 feet to the BEGINNING, containing 35 acres, more or less, but there is excepted from the foregoing boundary a tract of 10 acres, more or less, conveyed by Ezell Sparry et ux to Earl Wolfe.

A 15 foot right of way is reserved from Rhea Road where road is now used for use of graveyard to Ezell Sparry's line, also a right of way 15 feet wide from Rhea Road near the Lee Sparry residence up the hollow to gap in ridge to Ezell Sparry's line.

Being the same property conveyed to second party hereto by deed of Lee Roger Sparry and wife, Minnie Sparry in which a life estate was reserved in favor of first parties, to Ezell Sparry, dated November 23, 1951, of record in deed book 910, page 23, of the Register's office of Knox County, Tennessee.

See WB 2298 Pg 352 Subst. of First Part

See WB 2301 Pg 243, Eminent