This instrument was prepared by Miss Rebecca Thomas, Attorney-at-Law, 300 James Robertson Parkway, Nashville, Tennessee 37201

PARTITION DEED BOOK 4515 PAGE 292

Address New Owners As Follows	Send Tax Bills To	Map-Parcel Numbers
Lot 3, Tanglewood Estates: Ervin T. Sain McGrace Lane Nashville, Tennessee	same	Map. 145 Par. 9 pw
Lot 4, Tanglewood Estates: Ben E. Ward, et ux. McGrace Lane Nashville, Tennessee	same	

JUN28F MISC A* 4.50 * 4.50

This instrument, made and entered into on this 2nd day of November, 1970, by and among Ervin T. Sain, Ben E. Ward and wife, Susan Sain Ward, and Rebecca Thomas, Trustee, witnesseth:

Whereas, Ervin T. Sain and Susan Sain Ward are seized in fee simple, as tenants in common, of certain property in the Seventh Civil District of Davidson County, Tennessee, City of Forrest Hills, the same being Lot Nos. 3 and 4 on the Plan of the Resubdivision of Lots 2, 3 and 4 of Tanglewood Estates, a plan of which is of record in Book 4300, Page 72, Register's Office for Davidson County, Tennessee; and

Whereas, the parties have agreed on a partition of the tract of land comprising Lots 3 and 4, so that Ervin T. Sain shall hereafter hold in severalty Lot No. 3 on said plan, and Ben E. Ward and wife, Susan Sain Ward, shall hereafter hold, as tenants by the entireties, title to Lot No. 4; and

Whereas, for the purpose of making the conveyances to the respective grantees, and particularly for the purpose of creating in Lot No. 4 tenancy by the entireties in Ben E. Ward and wife, Susan Sain Ward, it is agreed that the property shall be conveyed to Rebecca Thomas, Trustee, for the express purpose of making the reconveyances to the respective parties as agreed;

Now, therefore, in consideration of the premises and for the purpose of partition aforesaid, Ervin T. Sain and Ben E. Ward and wife, Susan Sain Ward, do hereby quitclaim and convey to Rebecca Thomas, Trustee, her successors and assigns, the following described property for the express purpose of reconveying Lot No. 3, Tanglewood Estates, hereinafter described, to Ervin T. Sain, and reconveying Lot No. 4 of said plan, to Ben E. Ward and wife, Susan Sain Ward:

DESCRIPTION

Land in the Seventh Civil District of Davidson County, Tennessee, in the City of Forrest Hills, being Lot Nos. 3 and 4 on the Resubdivision of Lot Nos. 2, 3 and 4 in Tanglewood Estates, a plan of which is of record in Book 4300, Page 72, Register's Office for Davidson County, Tennessee, described as follows:

Lot No. 3. BEGINNING at a point in the northerly margin of McGrace Lane at the common corner of Lots 3 and 4 on said plat; thence along the dividing line between said lots, N.20°14'36"E., a distance of 277.11' to a point; thence S.69°45'24"E., a distance

STATE OF TENNESSEE)
COUNTY OF DAVIDSON) There is no monetary consideration for this transfer.

Subscribed and sworn to before me this 24 day of June, 1971.
My Commission Expires: 11-7-73

Notary Public

of 60' to a point, thence N.20°14'36"E., a distance of 232.60' to a point; being the common corner of Lots 3 and 4 on said plan; thence S.70°25'44"E., a distance of 103.38' to a point, being the common corner of Lots 2 and 3 on said plan; thence along the dividing line between Lots 2 and 3, S.16°21'31"W., a distance of 501.80' to a point in the northerly margin of McGrace Lane; thence in a westerly direction with said margin of McGrace Lane around a curve a distance of 225.23' to the point of beginning, containing 2.07 acres, more or less.

Lot No. 4. BEGINNING at a point on the northeasterly margin of McGrace Lane, being the common corner of Lots 3 and 4; thence with said margin of said road N.39°44'00"W., a distance of 224.16' to a point; thence N.30°32'56"E., a distance of 408.60' to a point; thence S.70°25'44"E., a distance of 171' to a point, being the common corner of Lots 4 and 3; thence with the dividing line between said Lots 4 and 3, S.20°14'36"W., a distance of 232.60'; thence N.69°45'24"W., a distance of 60' to a point; thence S.20°14'36"W., a distance of 277.11' to the point of beginning, containing 1.94 acres, more or less.

BEING part of the same property conveyed to Ervin T. Sain and Susan Sain Ward, by deed of Merrill Sugg Carter, et al., of record in Book 4320, Page 230, Register's Office for Davidson County, Tennessee.

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

AND NOW, I, the said Rebecca Thomas, Trustee, for the express purpose of carrying out the intent of this conveyance as above set out, do hereby quitclaim and convey unto Ervin T. Sain, his heirs and assigns, the following described property:

DESCRIPTION:

Land in the Seventh Civil District of Davidson County, Tennessee, in the City of Forrest Hills, being Lot No. 3 on the Resubdivision of Lot Nos. 2, 3 and 4 in Tanglewood Estates, of record in Book 4300, Page 72, Register's Office for Davidson County, Tennessee, being described as follows:

BEGINNING at a point in the northerly margin of McGrace Lane at the common corner of Lots 3 and 4 on said plat; thence along the dividing line between said lots, N.20°14'36"E., a distance of 277.11' to a point; thence S.69°45'24"E., a distance of 60" to a point; thence N.20°14'36"E., a distance of 232.60' to a point, being the common corner of Lots 3 and 4 on said plan; thence S. 70°25'44"E., a distance of 103.38' to a point, being the common corner of Lots 2 and 3 on said plan; thence along the dividing line between Lots 2 and 3, S.16°21'31"W., a distance of 501.80' to a point in the northerly margin of McGrace Lane; thence in a westerly direction with said margin of McGrace Lane around a curve a distance of 225.23' to the point of beginning, containing 2.07 acres, more or less.

BEING part of the property conveyed to Ervin T. Sain and Susan Sain Ward, by deed of Merrill Sugg Carter, et al., of record in Book 4320, Page 230, Register's Office for Davidson County, Tennessee.

AND, I, the said Rebecca Thomas, Trustee, do hereby quitclaim and convey unto Ben E. Ward and wife, Susan Sain Ward, their heirs and assigns, the following described property:

DESCRIPTION:

Land in the Seventh Civil District of Davidson County, Tennessee, in the City of Forrest Hills, being Lot No. 4 on the Resubdivision of Lot Nos. 2, 3 and 4 in Tanglewood Estates, a plan of which is of record in Book 4300, Page 72, Register's Office for Davidson County, Tennessee, being described as follows:

BEGINNING at a point on the northeasterly margin of McGrace Lane being the common corner of Lots 3 and 4; thence with said margin of said road, N.39°44'00"W., a distance of 224.16' to a point; thence N.30°32'56"E., a distance of 408.60' to a point; thence S.70°25'44"E., a distance of 171' to a point, being the common corner of Lots 4 and 3; thence with the dividing line between said Lots 4 and 3, S.20°14'36"W., a distance of 232.60'; thence N.69°45'24"W., a distance of 60' to a point; thence S. 20°14'36"W., a distance of 277.11' to the point of beginning, containing 1.94 acres, more or less.

BEING part of the same property conveyed to Ervin T. Sain and Susan Sain Ward, by deed of Merrill Sugg Carter, et al., of record in Book 4320, Page 230, Register's Office for Davidson County, Tennessee.

Said property is conveyed subject to the same limitations, restrictions, easements and encumbrances as may affect the premises, as set forth above.

IN WITNESS WHEREOF, we have hereunto set our hands upon this, the 2nd day of November, 1970.

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IDENTIF. REFERENCE

JUN 28 3 11 PM '71

FELIX ...SON II REGISTER
DAVIDSON COUNTY, TENN.

Ervin T. Sain

Ben E. Ward

Susan Sain Ward

Rebecca Thomas - Trustee

Trustee

STATE OF TENNESSEE)
COUNTY OF DAVIDSON) ss.

Personally appeared before me, Rosselle Brooks, a Notary Public in and for said State and County, the within named Ervin T. Sain, Ben E. Ward, Susan Sain Ward, and Rebecca Thomas, Trustee, the bargainors, 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 Nashville, Tennessee, this 24 day of June, 1971.

Notary Public

My Commission Expires:

11-7-73