BOOK 4994 PAGE 731

Form No. WD-6

This Form furnished by Attorneys Title Company, Inc.

FROM Joseph B. Cooper and Elwyn O. Cooper

AND

TO Caesar E. Urrutia, Trustee

FROM Caesar E, Urrutia, Trustee

TO Joseph B. Cooper

QUITCLAIM DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Joseph B. Cooper (NAME)	Joseph B. Cooper (NAME)	61 15-315
2814 McGavock Pk (STREET ADDRESS OR ROUTE NUMBER)	2814 McGavock Pk. (STREET ADDRESS)	72-6-242
Nashville, Tn (CITY) (STATE) (P. O. ZIP)	Nashville, Tn (CITY) (STATE) (ZIP)	72-6-243

THIS INSTRUMENT WAS PREPARED BY
Caesar E. Urrutia
Attorney at Law
906 Stahlman Bldg.
Nashville, Tn. 37201

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS

$ None Elwyn O. Cooper Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29th DAY OF January, 1976.

Notary Public

MY COMMISSION EXPIRES: 5-3-76

(AFFIX SEAL)

D 35022 RECEIVED FEB 6 10 09 AM '76 REGISTER DAVIDSON COUNTY, TENN.

FOR AND IN CONSIDERATION of love and affection (and no monetary consideration) and for the express purpose of making a re-conveyance to create a fee simple estate in Joseph B. Cooper

We, Joseph B. Cooper and Elwyn O. Cooper

by these presents do hereby quitclaim and convey unto Caesar E. Urrutia, Trustee, his successors and assigns, the following described tract or parcel of land, to wit:

SEE ATTACHED SHEETS

This is unimproved { } improved { } property, known as (House Number) (Street) P. O. Address: (City or Town) (Postal Zone)

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

And now, I, the said Caesar E. Urrutia, Trustee, for the express purpose of carrying out the intent of this conveyance, as above set out, do hereby quitclaim and convey unto Joseph B. Cooper

His heirs and assigns, the same property hereinabove described and set forth, to which reference is here made, and said property is conveyed subject to the same limitations, restrictions and encumbrances as may affect the premises, as above set forth.

FEB-6 MISC B* 10.00 * 10.00

IN WITNESS WHEREOF we have hereunto set our hands on this the 29th day of January, 19 76.

Joseph B. Cooper

Elwyn O. Cooper

Caesar E. Urrutia, Trustee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Wayne Epperly, a Notary Public in and for said County and State, the within named, Joseph B. Cooper and Elwyn O. Copper, 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 29th day of January, 19 76

Wayne Epperly Notary Public.

My commission expires: 5-23-77

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Wayne Epperly, a Notary Public in and for said County and State, the within named Caesar E. Urrutia, Trustee, the bargainor, with whom I am personally acquainted, and who acknowledged that he, as Trustee, executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 29th day of January, 19 76

Wayne Epperly Notary Public.

My commission expires: 5-23-77

#1 Being Lot No. 20 of Block "D" on the Map of Country Club Estates as of record in Book 843, page 95, Register's Office for said County. BOOK 4994 PAGE 733

Said Lot No. 20 fronts 100 feet on the easterly side of Janie Avenue and runs back between parallel lines 175 feet to a dead line.

Being the same property conveyed to Joseph B. Cooper and wife, Elwyn O. Cooper, by deed from J. S. Wooten and wife, Mary T. Wooten in record Book 3312, page 81, Register's Office of Davidson County, Tennessee.

#2 Being Lot No. 3 and parts of Lots Nos. 2 and 33 and part of a 10-foot alley shown on the Plan of Kenmore Place, as of record in Book 332, page 32, Register's Office for said County, described as follows:

BEGINNING at a point in the Gallatin Pike, the common corner of Lots 1 and 2; thence with the line between said lots, easterly 205.75 feet, more or less, to the west line of the property formerly owned by Fred W. Schram; thence along Schram's westerly line, northerly 35 feet; thence easterly 40 feet to a point in the west line of the Smith property; thence northerly parallel to the east line of Lots 2 and 3, 105 feet to a point in an alley; thence westerly 195 feet to a point in the Gallatin Pike; thence with the margin of said Pike, southwesterly 154 feet to the point of beginning. Being the same property conveyed to Mamie Waller Anderson, by deed from Lula B. Waller and husband, as of record in Book 762, page 460, said Register's Office. The description of the property conveyed by this instrument includes land within the bounds of the Gallatin Pike, as widened, a small strip of a former alley in the rear approximately 10 feet deep and a small strip of approximately 10 feet deep of Lot No. 33 of the above Plan, none of which is described in the deed to grantor herein of record in Book 762, page 460, said Register's Office, and hence these are excluded from the warranty given by grantors herein although conveyed by description.

Being the same property conveyed to Cooper Corporation by deed from Mamie Waller Anderson and John S. Anderson of record in Book 3341, page 495, Register's Office of Davidson County, Tennessee.

#3 Land in the 7th Civil District of Sumner County, Tennessee, lying to the west of the Shackle Island to Hendersonville Road (Federal Aid Secondary Road No. 6127) about one mile south of the Shackle Island Community,

described according to a survey, dated September 30, 1966, by J. H. Griffin, Engineer, as follows (it being noted that all fences referred to are existing ones):

Beginning at the common corner of the Elizabeth Fiveash (Fivash) property and the John Smith property at a 12-inch walnut tree, this being the northwesterly corner of the property herein described; thence, along a fence marking the easterly line of the Fiveash property, S 2° 15' W 1,092 feet to the end of the fence at a walnut tree; thence, continuing along the easterly line of the Fiveash property, S 3° 30' E 172 feet to a 5-foot black oak tree, this being the southwesterly corner of the property herein described, and also being an inner corner of the Fiveash property; thence, along the northerly line of the Fiveash property south 71° 30' E 512.5 feet to a steel pin; thence N 11° 30' E 38 feet to a 12-inch white oak tree; thence S 80° 30' E 82.2 feet along a fence to an 18-inch elm tree; thence, continuing along a fence, N 82° E 214.5 feet to a 12-inch walnut tree; thence, continuing along a fence, S 15° 30' W 64 feet to a fence post; thence continuing along said fence, N 89° 45' E 569.4 feet to a 22-inch walnut tree; thence, along said fence and still with the line of the Fiveash property S 56° 45' E 583 feet to a steel pin in the fence at the common corner of the Fiveash property and the property of Falta Avant; thence, along a fence marking Avant's northerly line, N 84° 15' E 180.3 feet to the southwesterly corner of the Floy Hutchison property; thence, along Hutchison's westerly line N 2° E 114 feet to a steel pin at Hutchison's northwesterly corner; thence, along Hutchison's northerly line, N 84° 15' E 75.4 feet to a steel pin in a drainage ditch at Hutchison's northeasterly corner; thence, along Hutchison's easterly line, S 2° W 114 feet to a steel pin in a fence marking Avant's northerly line; thence, along said fence and Avant's northerly line N 84° 15' E 272 feet, N 53° 30' E 107.5 feet to a steel pin, and then N 87° E 350 feet (passing the end of the fence at approximately 250 feet) to a steel pin in the westerly margin of the right-of-way of the Hendersonville-Shackle Island Road (Federal Aid Secondary Road No. 6127); thence, along the westerly margin of said Shackle Island Road, N 21° 30' W 880.5 feet to a steel pin in the southerly margin of the John Smith property; thence, along Smith's southerly line, N 73° 30' W approximately 170 feet to the beginning of a fence and continuing in the same direction along said fence, which is Smith's southerly line, a total of 1,289.4 feet (which includes the first 170 feet) to a point; thence, continuing along said fence and Smith's southerly line, N 66° 45' W 1,011.6 feet to a 4-inch walnut tree; thence, continuing along said fence and Smith's southerly line, N 79° 45' W 289.5 feet to the 12-inch walnut tree at the beginning point, containing 65.12 acres, more or less.

Being part of the property conveyed to Robert B. Elizer and wife, Mary B. Elizer, by deed from Floy Hutchison, a single lady, of record in Deed Book 214, page 251, Register's Office for Sumner County, Tennessee, in which

deed Elizabeth Fiveash (Fivash), John Smith and wife, Ruby L. (B.) Smith, and Falta Avant joined to quitclaim their rights to said property. By deed of correction, dated October 26, 1966, and recorded in Deed Book 243, page 154 (which corrected a prior deed of correction of record in Deed Book 237, page 578), said Register's Office, executed by the said Floy Hutchison, John Smith and wife, Ruby L. Smith, Falta Avant and Elizabeth Fiveash, the description was corrected to that shown above.

This conveyance is made subject to an easement for a right-of-way, 30 feet in width, the southerly line of which is described as follows:

Beginning in the westerly margin of Shackle Island Road at the southeasterly corner of the property described above, and running thence, along the northerly line of the Avant property, S 87° W 350 feet to a steel pin; thence, S 53° 30' W 107.5 feet; thence S 84° 15' W 272 feet to the southeasterly corner of the Hutchison tract; thence, skipping south 84° 15' W 75.4 feet to the southwesterly corner of the Hutchison tract, and continuing along the northerly line of the Avant property, S 84° 15' W 180.3 feet to the common corner of Avant and Fiveash (Fivash); thence, continuing with the Fiveash line, N 56° 45" W 128.4 feet to a gate post at the westerly terminus of the easement. The northerly line of the easement runs parallel with and 30 feet to the north of said southerly line as described above.

Being the same property conveyed to Joseph B. Cooper, Reau E. Folk, Jr. and Percy Wilkins, Jr. by Installment Deed from Robert T. Elizer and Mary B. Elizer of record in Deed Book _____, page _____, Register's Office of Sumner County, Tennessee.