QUITCLAIM DEED

BOOK 5066 PAGE 708

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Phillip Durham (NAME)	Same (NAME)	P/B Par. 29
P. O. Box 284 (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Map B
Goodlettsville, Tenn. 37072 (CITY) (STATE) (P.O. ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION the sum of one dollar cash in hand received and acknowledged *and for the express purpose of making a re-conveyance to* Phillip Durham

We, Dr. James S. Hastie and Phillip Durham

by these presents do hereby quitclaim and convey unto James R. Kniffen, *Trustee, his successors and assigns, the following described tract or parcel of land, to wit:*

(Attached)

D 67081

IDENTIF. REFERENCE

SEP 9 10 10 AM '76

FEE REGISTER DAVIDSON CO., TENN.

SEP-9⅞ MISC B* 6.00 * 6.00

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 0.00

Subscribed and sworn to before me, this the 8th day of September 19 76

My commission expires: 7/23/77 (Affix Seal)

Affiant: James S. Hastie

Notary Public: Patricia L. Lockridge

NOTARY PUBLIC DAVIDSON COUNTY, TENN.

This is unimproved (X) 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 James R. Kniffen, *Trustee, for the express purpose of carrying out the intent of this conveyance, as above set out, do hereby quitclaim and convey unto* Phillip Durham

_____ *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.*

IN WITNESS WHEREOF we have hereunto set our hands on this the 8th *day of* September, *19* 76.

THIS INSTRUMENT WAS PREPARED BY:

Barrett, Brandt & Barrett, P.C.
9th Floor
Third National Bank Bldg.
Nashville, Tenn. 37219

Mail

Phillip Durham

Dr. James S. Hastie

James R. Kniffen, *Trustee.*

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, PATRICIA L. LOCKRIDGE, a Notary Public in and for said County and State, the within named, Phillip Dorham, Dr. James S. Hastie 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 8th day of September, 1976

Patricia L. Lockridge
Notary Public.

My commission expires: 7/23/77

NOTARY PUBLIC PATRICIA L. LOCKRIDGE DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, PATRICIA L. LOCKRIDGE, a Notary Public in and for said County and State, the within named James R. Kniffen, 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 8th day of September, 1976

Patricia L. Lockridge
Notary Public.

My commission expires: 7/23/77

NOTARY PUBLIC PATRICIA L. LOCKRIDGE DAVIDSON COUNTY, TENN.

QUITCLAIM

Deed

From: Dr. James S. Hastie and Phillip Durham

to: James R. Kniffen Trustee.

AND

From: James R. Kniffen Trustee.

to: Phillip Durham

Compliments of
Chicago Title Insurance Company
First Floor — First American Center
Phone 255-4631
NASHVILLE, TENNESSEE 37238

LEGAL DESCRIPTIONS
As shown on Boundary Survey by McConnell Engineering dated 2-26-76

Beginning at a point in the southerly right-of-way of Brick Church Pike, Said point being a Concrete Monument approximately 2,000 feet west of Hitt Lane; Thence, leaving said right-of-way S 11°53'42"E a distance of 1,215.32 feet to a Concrete Monument; Thence, N 83°53'48" a distance of 118.00 feet to an iron pin; Thence, S68°40'35"W a distance of 127.57 feet to an iron pin; Thence, S 3°55'03"E a distance of 49.32 feet to an iron pin; Thence, N 87°24'14"W a distance of 244.39 feet to an iron pin; Thence, N 6°01'42"E a distance of 227.64 feet to a point, Thence, S 83°07'44"W a distance of 490.57 feet to a point in the common line between subject property and land now or formerly owned by J. P. Stamper; Thence, with said line N 3°00'24"E a distance of 100.01 feet to an iron pin; Thence, N 7°25'42"E a distance of 268.24 feet to an iron pin; Thence, N4°30'56"E a distance of 695.90 feet to an iron pin in the southerly right-of-way of Brick Church Pike; Thence with said right-of-way N88°27'E a distance of 266.30 feet to a point; Thence, with a curve having a radius of 1,573.82 feet a distance of 100.26 feet to a point; thence, N84°48'E a distance of 229.53 feet to the point of beginning and containing 19.72 acres more or less.

Beginning at a concrete monument in the common boundary line between subject Owner and land now or formerly owned by J. P. Stamper, said point being the Southwest corner of the property herein described; thence, with the line between subject Owner and Stamper, N 8°-09'-28"E, 284.77 feet to a point; thence, N 3°-00'-24"E, 115.23 feet to a point; thence, N 83°-07'-44"E, 490.57 feet to a point; thence, S 6°-01'-42"W, 227.64 feet to an iron pin; thence, S 6°-01'-42"W, 172.36 feet to an iron pin; thence, S 83°-17'-09"W, 318.08 feet to a concrete monument; thence, S 83°-17'-09"W, 176.8 feet to the point of beginning and containing 4.37 acres more or less.

Included within the above described property is an easement for egress and ingress to Parcel No. 63, Property Map No. 18 as shown on the Boundary Survey mentioned hereinabove, said easement being approximately 12 feet in width and the centerline of said easement being described as follows: Beginning at a point approximately 150 feet west of the Northeast corner of subject property in the common property line between subject property and Tract No. 2 on said Boundary Survey; thence, with a concrete drive, along the tangent lines of said drive, S 27°-26'W, approximately 110 feet; thence, S 50°-15'W, 136 feet; thence, S 20°-10'E, 247 feet; thence, S 62°-37'W, approximately 50 feet to a point in the common boundary line between subject Owner and Parcel No. 63, Property Map 18 shown on said Boundary Survey.

Also included is an easement herein described as approximately 12 feet in width for egress and ingress to Parcel No. 62, Property Map No. 18 as shown on said Boundary Survey and hereinafter referred to as Tract No. 3, the centerline of said easement being described as follows: beginning at a point in the line between Tract No. 1 and Tract No. 2, said point also being 95 feet more or less South of the right-of-way of Brick Church Pike; thence, with a concrete drive, along the tangent lines of said drive, N 85°-37'W, approximately 170 feet; thence, S 68°-06'W, 534 feet; thence, S 35°-27'E, 294 feet; thence, S 20°-22'W, 173 feet; thence, S 40°-15;W, 118 feet; thence, S 27°-26'W, 55 feet more or less to a point in the line between subject property and Tract No. 3, said point being approximately 150 feet west of the Northeast corner of said Tract No. 3.

Said easements as set out above are for the purpose of allowing ingress and egress from Tract No. 1 portion of Parcel No. 32, Property Map No. 18 to and from Parcel No. 63, Property Map No. 18, known as Tract No. 4 and the heirs, assigns and successors of said property owner or owners.

Being part of the same property conveyed to Dr. James S. Hastie and Phillip Durham by deed from Thomas W. Drake and wife, Mary E. Drake of record in Book 4491, Page 371, Register's Office for Davidson County, Tennessee and further being part of the same property conveyed to Phillip Durham by James S. Hastie and Phillip Durham of record in Book 4505, Page 867 of the Register's Office for said County and further being part of the same property conveyed to James S. Hastie by James S.Hastie and Phillip Durham of record in Book 4508, Page 503, Register's Office for said County and further being part of the same property conveyed to James S. Hastie and Phillip Durham by Thomas Wesley Drake and wife, Mary Ellen Drake, of record in Book 4892, Page 564, Register's Office for Davidson County, Tennessee.