RUSH

1571129

THIS INSTRUMENT PREPARED BY:

Jerry R. Humphreys, Attorney
P. O. Box 2726
1128 J. C. Bradford Building
Nashville, Tennessee 37219

BOOK 6405 PAGE 372

AGREEMENT FIXING BOUNDARY LINE

AND QUITCLAIM DEED

AGREEMENT MADE this 12th day of October, 1984, between C. B. ROLLINS, JR., DAVID L. ROLLINS, and MARY ANN ROLLINS DEVOR, all of Nashville, County of Davidson, State of Tennessee, and CHARLES W. McREE and BARBARA BASS McREE, of Charlotte, County of Mecklenburg, State of North Carolina, WILLIAM B. BASS, SALLY S. BASS, CATO A. BASS, III, CATO A. BASS, JR., and MARGARET C. BASS, all of Nashville, County of Davidson, State of Tennessee.

RECITALS

1. The parties hereto are adjoining land owners of parcels of property located as follows:

(A) Land in Davidson County, State of Tennessee, owned by C. B. ROLLINS, JR., DAVID L. ROLLINS, and MARY ANN ROLLINS DEVOR, fully described by Deeds of record in Book 2088, Page 503, and Book 2283, Page 266, Register's Office of Davidson County, Tennessee.

(B) Land in Davidson County, State of Tennessee, owned by CHARLES W. McREE, BARBARA BASS McREE, WILLIAM B. BASS, SALLY S. BASS, CATO A. BASS, III, CATO A. BASS, JR., and MARGARET C. BASS, being fully described by Deed of record in Book 5959, Page 308, Register's Office of Davidson County, Tennessee.

2. The parties desire to establish a boundary line as a matter of mutual convenience. For the reasons set forth and in consideration of the mutual covenants and promises of the parties hereto, C. B. ROLLINS, JR., DAVID L. ROLLINS, and MARY ANN ROLLINS DEVOR, and CHARLES W. McREE, BARBARA BASS McREE, WILLIAM B. BASS, SALLY S. BASS, CATO A. BASS, III, CATO A. BASS, JR., and MARGARET C. BASS, agree as follows:

SECTION I

LOCATION OF BOUNDARY

The parties agree that the boundary line between the property owned by C. B. ROLLINS, JR., DAVID L. ROLLINS, and MARY ANN ROLLINS DEVOR, and CHARLES W. McREE, BARBARA BASS McREE, WILLIAM B. BASS, SALLY S. BASS, CATO A. BASS, III, CATO A. BASS, JR., and MARGARET C. BASS, shall be located as follows:

Beginning at an iron pin set at the intersection of the South right-of-way of the Louisville and Nashville Railroad and the West right-of-way of Bransford Avenue, said iron pin marking the Southeast corner of the strip of ground conveyed to the Tennessee Central Railroad Company by deed of record in Book 1163, Page 351, R.O.D.C., Tennessee;

Thence, with the Southern boundary of said strip, South 49 degrees, 41 minutes, 15 seconds West, a distance of 320.00' to an iron pin;

Thence, with the West boundary of said strip, North 40 degrees, 18 minutes, 45 seconds West, a distance of 10.00' to an iron pin set in the original South right-of-way of the Tennessee Central Railroad (said Tennessee Central Railroad being the predecessor in title to the Louisville and Nashville Railroad) as described in Book 274, Page 402, R.O.D.C., Tennessee;

Thence, with said original right-of-way, South 49 degrees, 41 minutes, 15 seconds West, a distance of 612.26' to an iron pin set at the northern terminus of the herein described agreed common boundary;

Thence, with a new line, which is agreed to as the common boundary between Cato Bass and Clark Rollins, et al, as follows:

Leaving said railroad right-of-way, South 43 degrees, 39 minutes, 06 seconds East, a distance of 288,79' to an iron pin set in the North right-of-way of Fessy Park Road, a private 50' wide road, this point being the Southern terminus of the herein agreed line, and being located South 66 degrees, 38 minutes, 01 seconds West, a distance of 674.22' from an iron pin set at the intersection of said North right-of-way of Fessey Park Road and the said West right-of-way of Bransford Avenue, a copy of the survey prepared by Barry Greer and Associates, Tenn. Reg. No. 211, dated April 27, 1984, attached hereto and incorporated by reference herein.

SECTION II

CONSIDERATION

C. B. ROLLINS, JR., DAVID L. ROLLINS, and MARY ANN ROLLINS DEVOR, and CHARLES W. McREE, BARBARA BASS McREE, WILLIAM B. BASS, SALLY S. BASS, CATO A. BASS III, CATO A. BASS, JR., and MARGARET C. BASS, in consideration of their mutual promises to each other, hereinafter stated, agree to transfer and convey to the other the property hereinafter described.

SECTION III

CONVEYANCE

(A) We, C. B. ROLLINS, JR., DAVID L. ROLLINS, and MARY ANN ROLLINS DEVOR, Grantors, in consideration of a similar conveyance made by CHARLES W. McREE, BARBARA BASS McREE, WILLIAM B. BASS, SALLY S. BASS, CATO A. BASS III, CATO A. BASS, JR., and MARGARET C. BASS, Grantees herein, hereby demise, quitclaim, and convey unto CHARLES W. McREE, BARBARA BASS McREE, WILLIAM B. BASS, SALLY S. BASS, CATO A. BASS III CATO A. BASS, JR., and MARGARET C. BASS, their successors and assigns, the following described parcel of land, to wit:

A tract of land located in the City of Berry Hill, Davidson County, Tennessee, and more particularly described as follows:

Beginning at an iron pin set in the Northern R.O.W. of Fessey Park Road, said pin being South 66 degrees, 38 minutes, 01 seconds West, a distance of 674.22' as measured along said R.O.W. from it's intersection with the West R.O.W. of Bransford Avenue, and proceding as follows:

With said R.O.W. of Fessey Park Road, South 66 degrees, 38 minutes, 01 seconds West a distance of 65.94' to a point;

Thence, leaving said R.O.W., and with the current East boundary of the property conveyed to Cato Bass Jr., et al, by deed of record in Book 5959, Page 308, R.O.D.C., Tennessee, and also being the West boundary of the property conveyed to C. B. Rollins Jr., et al, by deed of record in Book 2088, Page 503, R.O.D.C., Tennessee, North 18 degrees, 25 minutes, 55 seconds West, a distance of 145.16' to a point;

Thence, severing the land of Rollins, South 43 degrees, 39 minutes, 06 seconds East, a distance of 154.19' to the beginning and containing 4,768 square feet, more or less, and being a portion of the property conveyed to C. B. Rollins Jr., et al, by deed of record in Book 2088, Page 503, R.O.D.C., Tennessee.

(B) We, CHARLES W. McREE, BARBARA BASS McREE, WILLIAM B. BASS, SALLY S. BASS, CATO A. BASS, III, CATO A. BASS, JR., and MARGARET C. BASS, Grantors, in consideration of a similar conveyance made by C. B. ROLLINS, JR., DAVID L. ROLLINS, and MARY ANN ROLLINS DEVOR, Grantees herein, hereby demise, quitclaim, and convey unto C. B. ROLLINS, DAVID L. ROLLINS, and MARY ANN ROLLINS DEVOR, their successors and assigns, the following described parcel of land, to wit:

A tract of Land located in the City of Berry Hill, Davidson County, Tennessee, and more particularly described as follows:

Beginning at an iron pin set in the Southerly R.O.W. of the former Tennessee Central Railroad, said pin being located South 49 degrees, 41 minutes, 15 seconds West 320.00', thence, North 40 degrees, 18 minutes, 45 seconds West 10.00' and thence South 49 degrees, 41 minutes, 15 seconds West 542.26' all from the intersection of said railroad R.O.W. and the West R.O.W. of Bransford Avenue, and proceding as follows:

Leaving said R.O.W., and with the line of the property formerly conveyed to R. O. Rollins by deed of record in Book 1345, Page 442, R.O.D.C., Tennessee, South 21 degrees, 05 minutes, 05 seconds East, a distance of 122.69' to an iron pin;

Thence, with the line of the property conveyed to C. B. Rollins, Jr., et al, by deed of record in Book 2088, Page 503, R.O.D.C., Tennessee, South 63 Degrees, 46 minutes, 33 seconds West, a distance of 13.41' to a railroad spike;

Thence, continuing with said Rollins, South 18 degrees, 25 minutes, 55 seconds East, a distance of 23.47' to a point;

Thence, leaving the line of said Rollins, and severing the land of the property conveyed to Cato Bass, Jr., et al, by deed of record in Book 5959, Page 308, R.O.D.C., Tennessee, North 43 degrees, 39 minutes, 06 seconds West, a distance of 134.60' to an iron pin set in said railroad R.O.W.;

Thence, with said railroad R.O.W., North 49 degrees, 41 minutes, 15 seconds East, a distance of 70.00' to the beginning and containing 5,433 square feet, more or less, and being part of the property conveyed to Cato Bass, Jr., et al by deed of record in Book 5959, Page 308, R.O.D.C., Tennessee.

SECTION IV

COVENANTS

The parties and their heirs, executors, and assigns shall be permitted and allowed access and use of the railroad tracks and spur tracks crossing the adjoining property lines which covenants shall run with the land.

IN WITNESS WHEREOF, the parties have executed this Agreement and Quitclaim Deed at Nashville, Tennessee, and at Charlotte, North Carolina, the day and year first above written.

C. B. Rollins, Jr.
C. B. ROLLINS, JR.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

PERSONALLY APPEARED BEFORE ME, W. H. Hewatt, a Notary Public in and for said County and State, the within named C. B. ROLLINS, the bargainor, known to me (or satisfactorily proven to be) the person whose name is subscribed to the within instrument and who acknowledged that he executed the same for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 12 day of October, 1984.

W. H. Hewatt
NOTARY PUBLIC

My Commission Expires:

Jan. 19, 1988

NOTARY PUBLIC DAVIDSON COUNTY, TENN.

David L. Rollins
DAVID L. ROLLINS

STATE OF TENNESSEE
COUNTY OF DAVIDSON

PERSONALLY APPEARED BEFORE ME, W. S. Houston, a Notary Public in and for said County and State, the within named DAVID L. ROLLINS, the bargainor, known to me (or satisfactorily proven to be) the person whose name is subscribed to the within instrument and who acknowledged that he executed the same for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 12 day of October, 1984.

W S Houston
NOTARY PUBLIC

My Commission Expires:

Jan 19 1988

Mary Ann Rollins Devor
MARY ANN ROLLINS DEVOR

STATE OF TENNESSEE
COUNTY OF DAVIDSON

PERSONALLY APPEARED BEFORE ME, W. S. Houston, a Notary Public in and for said County and State, the within named MARY ANN ROLLINS DEVOR, the bargainor, known to me (or satisfactorily proven to be) the person whose name is subscribed to the within instrument and who acknowledged that she executed the same for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 12 day of October, 1984.

W. S. Houston
NOTARY PUBLIC

My Commission Expires:

Jan 19 1988

Charles W. McRee
CHARLES W. McREE

STATE OF NORTH CAROLINA
COUNTY OF MECKLENBURG

Jonnie S. Blettenberg

PERSONALLY APPEARED BEFORE ME, ~~Charles W.~~ McRee, a Notary Public in and for said County and State, the within named CHARLES McREE, the bargainor, known to me (or satisfactorily proven to be) the person whose name is subscribed to the within instrument and who acknowledged that he executed the same for the purposes therein contained.

WITNESS my hand and official seal at Charlotte, North Carolina, this 28th day of September, 1984.

Jonnie S. Blettenberg
NOTARY PUBLIC

My Commission Expires:

My Commission Expires December 20, 1987

Barbara Bass McRee
BARBARA BASS McREE

STATE OF NORTH CAROLINA
COUNTY OF MECKLENBURG

Jonnie S. Blettenberg

PERSONALLY APPEARED BEFORE ME, ~~Barbara~~ Barbara McRee, a Notary Public in and for said County and State, the within named BARBARA BASS McREE, the bargainor, known to me (or satisfactorily proven to be) the person whose name is subscribed to the within instrument and who acknowledged that she executed the same for the purposes therein contained.

WITNESS my hand and official seal at Charlotte, North Carolina, this 28th day of September, 1984.

Jonnie S. Blettenberg
NOTARY PUBLIC

My Commission Expires:

My Commission Expires December 20, 1987

William B. Bass
WILLIAM B. BASS

STATE OF TENNESSEE
COUNTY OF DAVIDSON

PERSONALLY APPEARED BEFORE ME, ~~William B. Bass~~ Everett Johnson, a Notary Public in and for said County and State, the within named WILLIAM B. BASS, the bargainor, known to me (or satisfactorily proven to be) the person whose name is subscribed to the within instrument and who acknowledged that he executed the same for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 8 day of Oct., 1984.

Everett Johnson
NOTARY PUBLIC

My Commission Expires:
4-20-86

Sally S. Bass
SALLY S. BASS

STATE OF TENNESSEE
COUNTY OF DAVIDSON

PERSONALLY APPEARED BEFORE ME, ~~Sally S. Bass~~ Everett Johnson, a Notary Public in and for said County and State, the within named SALLY S. BASS, the bargainor, known to me (or satisfactorily proven to be) the person whose name is subscribed to the within instrument and who acknowledged that she executed the same for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 8 day of Oct, 1984.

Everett Johnson
NOTARY PUBLIC

My Commission Expires:
4-20-86

Cato A. Bass III
CATO A. BASS III

STATE OF TENNESSEE
COUNTY OF DAVIDSON

PERSONALLY APPEARED BEFORE ME, ~~Cato A. Bass III~~ Everett Johnson, a Notary Public in and for said County and State, the within named CATO A. BASS III the bargainor, known to me (or satisfactorily proven to be) the person whose name is subscribed to the within instrument and who acknowledged that he executed the same for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 8 day of Oct, 1984.

Everett Johnson
NOTARY PUBLIC

My Commission Expires:

4-30-86

Cato A Bass Jr
CATO A. BASS, JR.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

PERSONALLY APPEARED BEFORE ME, ~~Cato A Bass Jr~~ Everett Johnson, a Notary Public in and for said County and State, the within named CATO A. BASS, JR., the bargainor, known to me (or satisfactorily proven to be) the person whose name is subscribed to the within instrument and who acknowledged that he executed the same for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 8 day of Oct, 1984.

Everett Johnson
NOTARY PUBLIC

My Commission Expires:

4-30-86

Margaret C. Bass
MARGARET C. BASS

STATE OF TENNESSEE
COUNTY OF DAVIDSON

PERSONALLY APPEARED BEFORE ME, ~~Margaret C. Bass~~ Everett Johnson, a Notary Public in and for said County and State, the within named MARGARET C. BASS, the bargainor, known to me (or satisfactorily proven to be) the person whose name is subscribed to the within instrument and who acknowledged that she executed the same for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 8 day of Oct, 1984.

Everett Johnson
NOTARY PUBLIC

My Commission Expires:
4-30-86

STATE OF TENNESSEE
COUNTY OF DAVIDSON

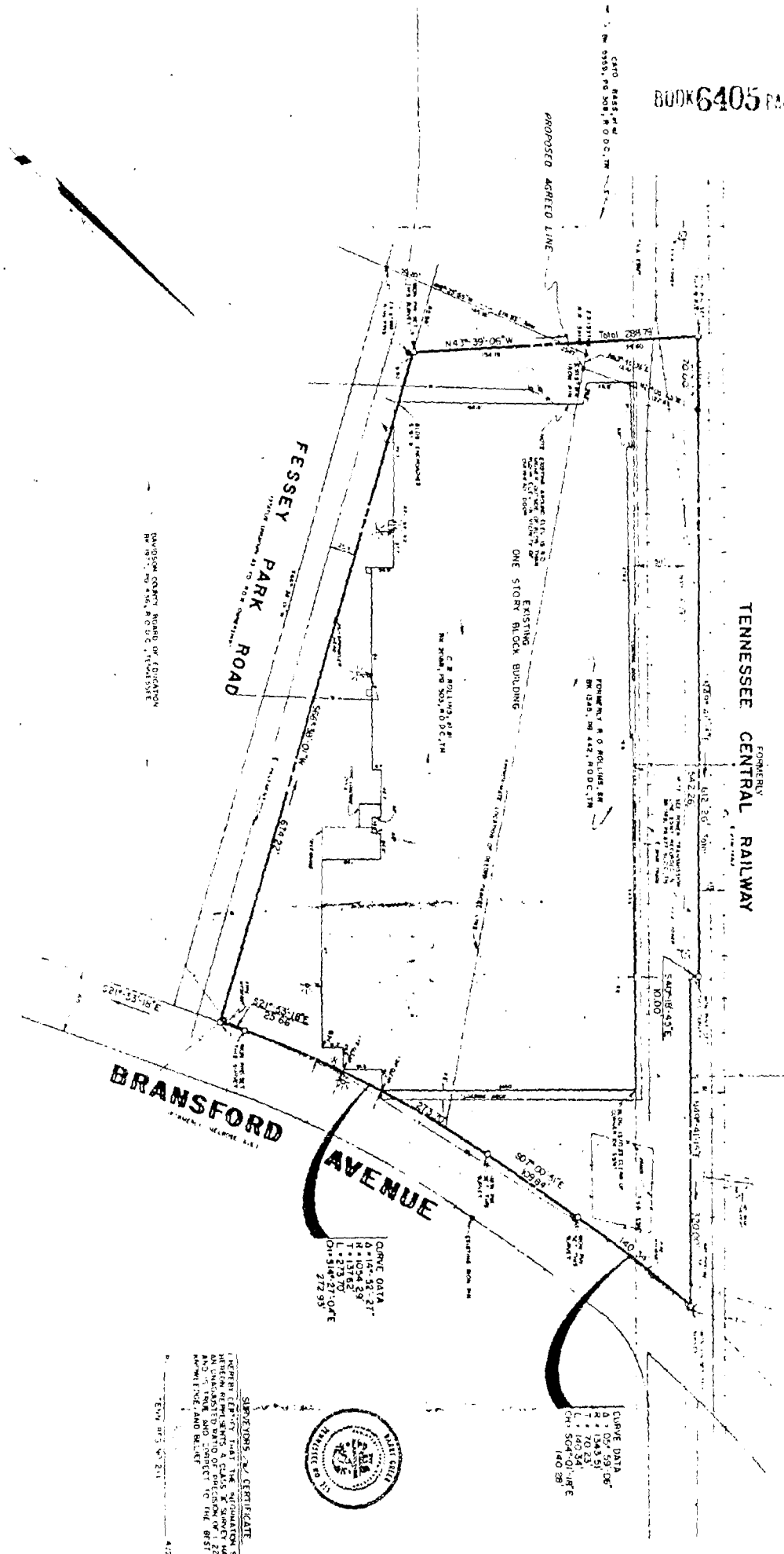
DAVID L. ROLLINS, being duly sworn, says that no monetary consideration passed for either conveyance.

David L. Rollins
DAVID L. ROLLINS

Sworn to and subscribed before me on this 8 day of Oct, 1984.

Everett Johnson
NOTARY PUBLIC

My Commission Expires:
4-30-86



TOTAL AREA WITHIN BOUNDARY = 7.04 AC.±