QUIT CLAIM DEED

Address of New Owner:
J. C. Garrett, Jr.
115 Hollywood Street
Goodlettsville, TN 37072

Send Tax Bills To:
Same

BOOK 6551 PAGE 927

This Instrument Prepared By:
Thrailkill & Goodman, P.C.
20th Floor
First American Center
Nashville, TN 37238

	Map-Parcel
Tract No. 1	191336
Tract No. 2	1816185
Tract No. 3	1816189
Tract No. 4	25429
Tract No. 5	25429
Tract No. 6	25429

FOR AND IN CONSIDERATION OF One Dollar ($1.00) in hand paid, the receipt of which is hereby acknowledged, Bank of Goodlettsville, a state banking association having its principal place of business in Goodlettsville, Tennessee, and J. C. Garrett, III, in their capacity as Co-Executors of the Estate of John Claude Garrett, also known as J. C. Garrett and J. C. Garrett, Sr., deceased, being the survivor of J. C. Garrett and wife, Catherine G. Garrett, by these presents do hereby quit claim and convey unto J. C. Garrett, Jr., his successors and assigns, all right, title and interest of said estate in and to the following described tracts of land:

TRACT #1 (Parking):
A certain tract or parcel of land in Davidson County, State of Tennessee, being a parcel of land in the Tenth District of said County, and a part of the Myers homeplace, this part not of record in the Myers Subdivision in Goodlettsville. Said tract or parcel of land is located on the north side of Myers Avenue and bounded and described as follows: beginning at the southeast corner of the land herein conveyed at a point in the land of J. C. Garrett; thence in a northerly direction with the east line of J. C. Garrett 142 feet more or less to an alley; as surveyed for Myers Subdivision of Goodlettsville; thence with said alley in an easterly direction 126 feet more or less to northwest corner of lot of the Goodlettsville Methodist Church; thence with said church property in a southerly direction 141 feet more or less to the margin or point in Myers Avenue; thence westerly with the north boundary line of Myers Avenue 131 feet more or less to the point of beginning. Excluded from this conveyance is a lot sold on the easterly side fronting 77 feet more or less on the north side of Myers Avenue.

Being the same tract of land conveyed to J. C. Garrett by deed from Jesse J. Saunders and wife, Mary Burton Williams Saunders, of record in Book 1584, Page 523 of the Register's Office for Davidson County, Tennessee.

Tract #1 is unimproved real property known as ____ Myers Avenue, Goodlettsville, TN 37072.

TRACT #2 (Land Adjacent to Goodlettsville Funeral Home):
Land in the Tenth Civil District of Davidson County, Tennessee described according to a survey by Louis D. Justice dated April 15, 1949, as follows:

Beginning at a stake in the northerly margin of a proposed 30 foot street 88.5 feet each of the east margin of the right of way of the Dickerson Road; thence north 14°45' west 134 feet to a stake; thence north 76°45' east 81.7 feet to a stake; thence south 15°15' east 134 feet to a stake on the north margin of said proposed 30 foot street; thence south 76°45' west 82.9 feet to the point of beginning.

Being a part of the same property conveyed to J. C. Garrett and wife, Catherine G. Garrett, by deed of record of Mrs. W. B. Myers, et al, dated March 9, 1936, of record in Book 954, Page 469, Register's Office for Davidson County, Tennessee, and by deed of Mrs. W. B. Myers, et al, to J. C. Garrett and wife, of record in Book 838, Page 398, Register's Office for Davidson County, Tennessee, and being also the same property conveyed to the Trustees of the First Baptist Church, Goodlettsville, Tennessee, by deed from J. C. Garrett and wife, Catherine G. Garrett, dated August 3, 1950, as recorded in Book 1876, Page 309, Register's Office for Davidson County, Tennessee. Also included within the foregoing is an easement and right of ingress and egress as referred to in the foregoing derivation clause.

Being the same property conveyed to J. C. Garrett by deed from the Trustees of the First Baptist Church of Goodlettsville, Tennessee, of record in Book 4577, Page 166, Register's Office of Davidson County, Tennessee.

Tract #2 is unimproved real estate known as ____ N. Main Street, Goodlettsville, TN 37072.

TRACT #3 (Goodlettsville Funeral Home):
Tract or parcel of land in Davidson County, Tennessee described as follows: beginning at Hardcastle's southwest corner; running thence southerly along the east margin of the Dickerson Turnpike 223.75 feet to a point; thence north 70-3/4° east 49 feet to a stake; thence south 20° east 59 feet to a stake; thence north 63-1/2° east 363-1/4 feet to a stake; thence north 18-1/2° west 161.5 feet to a stake; thence south 75-1/4° west 144.5 feet to a stake; thence north 15-1/2° west 126.75 feet to a stake; thence south 74° west 174 feet to a stake; thence south 16° east 46 feet to a stake; thence south 74° west 174 feet to the point of beginning and containing 2.21 acres according to a survey of the W. B. Myers tract at Goodlettsville made by Erle Drake, County Surveyor, on March 3, 1936, and of record in Book 547, Page 41, Register's Office of Davidson County, Tennessee.

Being the same property conveyed to J. C. Garrett and wife, Catherine G. Garrett, by deed of record from Mrs. W. B. Myers, W. A. Myers and wife, Mary Clarke Myers, Annie Sue White and husband, Frank P. White, and Elizabeth Myers Hill and husband, Charles D. Hill, of record in Deed Book 954, Page 469 of the Register's Office for Davidson County, Tennessee.

Tract #3 is improved real property known as 217 N. Main Street, Goodlettsville, TN 37072.

TRACT #4 (Becky's Flowers):
Being in Davidson County, State of Tennessee, Twentieth Civil District, a lot of land situated in the town of Goodlettsville, Tennessee, on Main Street and upon which the old Bank of Goodlettsville building now stands and bounded as follows: beginning at a point in the margin of Main Street, running east 60 feet to a point, 10 feet in rear of bank building, thence north 30 feet, thence running west 60 feet, on a parallel line, to the margin of said Main Street, thence with the margin of said streets 30 feet to the beginning.

Being the same property convened to J. C. Garrett by the Bank of Goodlettsville by deed of record in Book 2291, Page 596 of the Register's Office for Davidson County, Tennessee.

Tract #4 is improved real property known as 117 N. Main Street, Goodlettsville, TN 37072.

TRACT #5 (Bank Building):
A certain tract or parcel of land in Davidson County, Tennessee described as follows: in the Tenth Civil District of Davidson County in the Town of Goodlettsville, adjoining the easterly margin of lot now owned by the Bank of Goodlettsville and in the rear of the bank building, said lot being 8 feet wide and starting at the northerly margin of property line of Mrs. Olivia M. Myers, et al, running in a northerly direction between parallel lines 38 feet to a dead line.

Being a small parcel of land in the southwest corner of property purchased by J. C. Garrett and wife, Catherine Garrett, from Mrs. Olivia M. Myers, et al, a survey of the W. B. Myers tract being of record in Book 547, Page 41, Register's Office for Davidson County, Tennessee.

Also being the same property conveyed to J. C. Garrett by the Bank of Goodlettsville by deed of record in Book 2291, Page 596 of the Register's Office for Davidson County, Tennessee.

Tract #5 is unimproved real property known as 117 N. Main Street, Goodlettsville, TN 37072.

TRACT #6:
A certain tract or parcel of land in Davidson County, Tennessee, described as follows: a lot situated in the Town of Goodlettsville, on the east side of Main Street lying immediately south of lot owned by the Bank of Goodlettsville on which said bank building stands; beginning at a point in the east margin of Main Street, the southwest corner of the Bank of Goodlettsville lot and running southerly with margin of said Main Street 30 feet; thence east parallel with the Bank of Goodlettsville south boundary line 58 feet to a point 8 feet east of the said Bank's easterly line; thence northerly ____ feet to J. C. Garrett's line; thence with his line west to said Bank's southeast corner, which is 10 feet east of and rear of Bank of Goodlettsville bank building, thence west with Bank's south boundary line 50 feet to the beginning.

Lot herein conveyed runs back parallel with said Bank's southerly line, making the southerly line of lot conveyed 32-1/2 feet from the south side of the bank building, more or less, and it is understood and agreed that all the land between the bank building and the the 32-1/2 feet point is hereby deeded from Bank of Goodlettsville.

The foregoing Tracts 4, 5, and 6 are subject to a restriction that the bank building and premises shall not be used for a bank or loan company.

Being the same property conveyed to J. C. Garrett from the Bank of Goodlettsville of record in Book 2291, Page 596 of the Register's Office for Davidson County, Tennessee.

J. C. Garrett died testate as a resident of Davidson County, Tennessee on February 20, 1985.

Tract #6 is unimproved real property known as 117 N. Main Street, Goodlettsville, TN 37072.

WITNESS our hands this 6th day of May, 1985.

BANK OF GOODLETTSVILLE, Co-Executor

BY: Marie W. Butterworth
Marie W. Butterworth,
Vice President & Trust Officer

J C Garrett III
J. C. Garrett, III, Co-Executor

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public in and for said County and State, personally appeared Marie W. Butterworth, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who upon her several oaths acknowledged herself to be the Vice President and Trust Officer of Bank of Goodlettsville, a state banking association having its principal place of business in Goodlettsville, Tennessee, acting as Co-Executor of the Estate of John Claude Garrett, also known as J. C. Garrett and J. C. Garrett, Sr., deceased, and that she as such Vice President and Trust Officer, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation acting as such Co-Executor by the said Marie W. Buttersworth as such Vice President and Trust Officer.

WITNESS my hand and official seal at Goodlettsville, Tennessee, the 6th day of May, 1985.

Linda B Walrond
Notary Public

My Commission Expires: 4/2/86

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Susan A Reeves, a Notary Public in and for said County and State, J. C. Garrett, III, the within named bargainor, with whom I am personal acquainted, and who acknowledged upon oath himself to be the Co-Executor of the Estate of John Claude Garrett, also known as J. C. Garrett and J. C. Garrett, Sr., deceased, and that he executed the within instrument for the purposes therein contained as such Co-Executor.

WITNESS my hand and official seal at Nashville, Tennessee, this 6 day of May, 1985.

Susan A Reeves
Notary Public

My Commission Expires: 10-24-88

NOTARY PUBLIC DAVIDSON COUNTY

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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The actual consideration or value, whichever is greater, for this transfer is zero dollars.

J C Garrett III

J. C. Garrett, III

Subscribed and sworn to before me the 6 day of May, 1985.

Susan C Reeves

Notary Public

My Commission Expires: 10-24-88

NOTARY PUBLIC

J02878

IDENTIF. REFERENCE

MAY 9 1 04 PM '85

DAVIDSON COUNTY, TN

05/08 12.00- CHECK

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