B04/3

BOOK 6987 PAGE 164

THIS INSTRUMENT PREPARED BY:
Bass, Berry & Sims (WBJ)
2700 First American Center
Nashville, Tennessee 37238

QUITCLAIM DEED

NEW OWNERS:	SEND TAX BILLS TO:	MAP-PARCEL NO.:
Charles W. McDowell, Sr. Roscoe B. McDowell, Jr. R. Dennis McDowell R. David McDowell Robert A. McDowell, Jr. c/o Curtiswood Investment Corporation 631 Second Avenue S. Nashville, TN 37210	Curtiswood Investment Corporation 631 Second Avenue S. Nashville, TN 37210	P/O 50-79

FOR AND IN CONSIDERATION of the sum of One Dollar ($1.00) cash in hand paid, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned, First American Trust Company, N.A., a national banking association with its principal office in Nashville, Tennessee, and Charles R. Honeycutt, as Co-Trustees under a Trust Agreement, dated April 30, 1984, as amended, between Roscoe B. McDowell, Sr. and the Co-Trustees, (the "Grantors") have this day bargained and sold and do hereby transfer, convey, and quitclaim the designated undivided interests in the following property to the following persons as distributees under said Trust Agreement: a 1/12 undivided interest to Charles W. McDowell, Sr.; a 1/12 undivided interest to Roscoe B. McDowell, Jr.; a 1/36 undivided interest to R. Dennis McDowell; a 1/36 undivided interest to R. David McDowell; and a 1/36 undivided interest to Robert A. McDowell, Jr. (the "Grantees"), said property being property in Davidson County, Tennessee, more particularly described as follows:

A tract of land in the Second Civil District of Metropolitan Nashville-Davidson County, Tennessee known as Taylor's Hill located east of Dickerson Road, U.S. Highway 31-W and 41, north of Briley Parkway, west of Interstate Highway I-65, and south of old Due West Avenue and being more particularly described as follows:

Beginning at an iron pin on the east margin of Dickerson Road, 75' east of the center line at the northwest corner of the property conveyed to Exxon Corporation by deed of record in Book 3895, page 946, Register's Office of Davidson County, Tennessee; thence,

1. Northwardly with the east margin of Dickerson Road with a curve to the left having a radius of 2940.00' and a central angle of 13° 00' 35" (chord bearing and distance N 07° 08' 23" E 666.13'), a distance of 667.56' to an iron pin in the south line of the W. D. O'Connell property; thence,

2. With O'Connell's south line, S 84° 04' 12" E, a distance of 552.00' to an iron pin; thence,

3. With O'Connell's east line, N 06° 48' 03" E, a distance of 318.04' to an iron pin at the southwest corner of the William Goodrich property described in the deeds of record in Book 329, page 616 and Book 4870, page 420, said Register's Office; thence,

4. With an old fence line along Goodrich's south line and with the south line of the Horace B. Goodrich property described in the deed of record in Book 4235, page 372, said Register's Office, S 82° 22' 31" E, a distance of 670.18' to an iron pin; thence,

5. With Goodrich's east line along an old fence, N 06° 33' 10" E, a distance of 621.88' to an iron pin at the southwest corner of the property conveyed to Battle Ground Academy by deed of record in Book 4563, page 358, said Register's Office; thence,

6. With the south line of the Battle Ground Academy property, S 81° 20' 39" E, a distance of 604.00' to an iron pin; thence,

7. With the east line of the Battle Ground Academy property, N 18° 21' 48" W, a distance of 547.00' to an iron pin; thence,

8. Continuing with Battle Ground Academy's east property line, N 20° 08' 00" E, a distance of 293.32' to a nail in Old Due West Avenue at the northeast corner of the Battle Ground Academy property; thence,

9. With the center of Old Due West Avenue, eastwardly with a curve to the right having a radius of 120.22' and a central angle of 05° 51' 45" (chord bearing and distance S 72° 47' 29" E 12.30'), a distance of 12.30' to a nail; thence,

10. With the center of Old Due West Avenue, S 69° 52' 00" E, a distance of 226.00' to a nail at the beginning of a curve; thence,

11. Continuing with the center of Old Due West Avenue, with a curve to the right having a radius of 273.66' and a central angle of 24° 44' 00" (chord bearing and distance of S 57° 30' 00" E 117.22'), a distance of 118.13' to a nail; thence,

12. Continuing with the center line of Old Due West Avenue, S 45° 08' 00" E, a distance of 37.00' to a nail at the beginning of a curve; thence,

13. Continuing with the center of Old Due West Avenue, with a curve to the left having a radius of 404.83' and a central angle of 13° 07' 01" (chord bearing and distance S 51° 41' 30" E 92.47'), a distance of 92.68' to a nail at the northwest corner of the Metro Government Landfill property described in the deed of record in Book 3702, page 609, said Register's Office; thence,

14. With the west line of the Landfill property along an old fence line, S 06° 49' 07" W, a distance of 1231.96' to an iron pin; thence,

15. With the south line of the Landfill property, S 81° 26' 49" E, a distance of 564.31' to an iron pin on the westerly right-of-way of Interstate Highway I-65; thence,

16. With the right-of-way of I-65, S 45° 24' 32" W, a distance of 506.91' to a concrete highway monument; thence,

17. N 44° 47' 24" W, a distance of 24.92' to a concrete highway monument; thence,

18. S 45° 24' 32" W, a distance of 699.17' to a concrete highway monument; thence,

19. S 75° 18' 24" W, a distance of 347.75' to a concrete highway monument; thence,

20. S 88° 48' 20" W, a distance of 335.98' to a concrete highway monument; thence,

21. S 59° 54' 47" W, a distance of 502.65' to a concrete highway monument; thence,

22. N 82° 07' 43" W, a distance of 449.94' to an iron pin; thence,

23. N 07° 49' 29" E, a distance of 249.54' to a concrete monument; thence,

24. N 82° 20' 29" W, a distance of 221.94' to an iron pin in concrete at the southeast corner of the Exxon Corporation property described in the deed of record in Book 3895, page 946, said Register's Office; thence,

25. With Exxon's east line, N 14° 17' 24" E, a distance of 200.00' to an iron pin; thence,

26. With Exxon Corporation's north line, N 82° 18' 17" W, a distance of 200.00' point of beginning, and containing 76.493 acres.

Said interests in the foregoing described property being the same property as devised to Grantors, as Co-Trustees, under the Last Will and Testament of Roscoe B. McDowell, Sr., of record in Will Book 153, page 533, Office of the Probate Court Clerk of Davidson County, Tennessee, the said Roscoe B. McDowell, Sr. having acquired his interest in said property by installment deed from Ora Gardner Oakley of record in Book 3646, page 105, Register's Office of Davidson County, Tennessee, and by quitclaim deed from Joyce McDowell Purcell of record in Book 6102, page 122, said Register's Office.

IN WITNESS WHEREOF, the undersigned have executed the foregoing instrument on the dates indicated in the acknowledgements below, to this make conveyance effective the 19th day of September, 1986.

FIRST AMERICAN TRUST COMPANY, N.A.,
Co-Trustee

By: Emmett Russell Vice President

Charles R. Honeycutt

Charles R. Honeycutt, Co-Trustee

Co-Trustee under a Trust Agreement, dated April 30, 1984, as amended, between Roscoe B. McDowell, Sr. and the Co-Trustees

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

BOOK 6987 PAGE 167

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared Emmett Russell, III, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence); and who, upon oath, acknowledged himself to be the Vice President of First American Trust Company, N.A., the within named bargainor, a national banking association, and that he as such Emmett Russell, III executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by himself as Vice President.

WITNESS my hand and seal, at office in Nashville, Davidson County, Tennessee, this 19th day of September, 1986.

William H. Berry Jr.
Notary Public

My commission expires:

September 9, 1989

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for the State and County aforesaid, Charles R. Honeycutt, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 19th day of September, 1986.

William H. Berry Jr.
Notary Public

My commission expires:

September 9, 1989

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer is ONE DOLLAR ($1.00).

Affiant

Sworn to and subscribed before me, this 19th day of September, 1986.

William H. Berry Jr.
Notary Public

My commission expires:

September 9, 1989

45073
IDENTIFICATION REFERENCE
SEP 22 3 14 PM '86
FELIX Z. WINDRICH REGISTER
DAVIDSON COUNTY, TN