BGRE00250 04/23/87dkh
THIS INSTRUMENT PREPARED BY:
BASS, BERRY & SIMS (JST)
2700 First American Center
Nashville, Tennessee 37238

QUITCLAIM DEED

Address New Owner(s) As Follows:	Send Tax Bills to:	Map Parcel Numbers
Frank H. Carter 7164 Willows Creek Drive Nashville, TN. 37221	Same	Part of Map 142 Parcels 120 and 121

Send tax bill to: Owner X
Mortgagee ____

FOR AND IN CONSIDERATION of ONE DOLLAR ($1.00), cash in hand paid, the receipt of which is hereby acknowledged, ROCHFORD REALTY AND CONSTRUCTION CO., INC., a Tennessee corporation (being one and the same entity as Rochford Realty & Construction Co., Inc.), by these presents does hereby quitclaim and convey unto FRANK H. CARTER and his heirs and assigns, all its right, title and interest in and to the property described on the attached Exhibit "A", which is incorporated herein and made a part hereof.

The last recorded instrument affecting said real property is at Book 7103, page 48, Register's Office of Davidson County, Tennessee.

This is improved property located on Morton Mill Road in Davidson County, Tennessee.

IN WITNESS WHEREOF, the undersigned has executed this instrument on this 24th day of April, 1987.

ROCHFORD REALTY AND CONSTRUCTION CO., INC.

BY: [signature]
TITLE: V.P.

19235

IDENTIFICATION REFERENCE

APR 27 2 23 PM '87

REGISTER
DAVIDSON COUNTY, TN

04/27/87 DHEN

3648

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared Mark McDonald, 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 ROCHFORD REALTY AND CONSTRUCTION CO., INC., the within named bargainor, a corporation, and that he as such Vice-President 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 24th day of April, 1987.

Rebecca A. Gibbs
Notary Public

My Commission Expires:
My Commission Expires July 9, 1989

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer is $00.00.

Frank H. Rorto
Affiant

Subscribed and sworn to before me this 24th day of April, 1987.

Rebecca A. Gibbs
Notary Public

My Commission Expires:
My Commission Expires July 9, 1989

EXHIBIT "A"

TRACT III

Beginning at a point, said point being North 12 degrees 44 minutes 11 seconds West 388.24 feet of a corner common with AT&C Corp. as of record in Book 6553, Page 97, RODCT, and Frank H. Carter as of record in Book 6965, Page 180, RODCT; thence along a fence South 81 degrees 33 minutes 36 seconds West 120 feet to a point; thence North 73 degrees 28 minutes 40 seconds West 251.72 feet to a point; thence North 12 degrees 42 minutes 07 seconds East 175.00 feet to a point; thence North 67 degrees 17 minutes 52 seconds West 135.00 feet to a proposed cul-de-sac; thence with a curve to the left having a radius of 50.00 feet, an arc length of 35.00 feet and a chord length of 34.29 feet along a chord bearing of North 02 degrees 38 minutes 55 seconds East to a point; thence North 81 degrees 45 minutes 46 seconds East 148.76 feet to an existing fence corner; thence North 12 degrees 42 minutes 07 seconds East 152.38 feet to a point; thence South 77 degrees 17 minutes 53 seconds East 167.97 feet to a point; thence South 13 degrees 05 minutes 43 seconds East 181.45 feet to a corner of an existing fence; thence continuing along said fence South 13 degrees 05 minutes 43 seconds East 144.68 feet to a point; thence South 11 degrees 30 minutes 48 seconds East 71.57 feet to a point; thence continuing along said fence to the point of beginning South 11 degrees 46 minutes 58 seconds East 57.51 feet, containing 3.0 acres more or less.

Together with an easement appurtenant to the said 3.00 acre tract, over and across the following described property:

BEGINNING at a point on the southerly margin of Morton Mill Road, said point being 2,350 feet more or less from the westerly margin of Old Harding Road as measured along said southerly margin; thence, continuing with said southerly margin S 73° 34' E 35.00 feet to a point; thence, leaving said southerly margin S 16° 26' W 536.12 feet to a point; thence; S 89° 45' W 36.54 feet to a point; thence, N 16° 26' E 546.61 feet to the point of beginning.

For the purpose of providing ingress to and egress from the said 3.00 acre tract from and to a public road, this easement to cease and be of no further force or effect when and if the said 3.00 acre tract is provided with at least 35 feet of frontage on a road meeting the specifications of and accepted by the Metropolitan Government of Nashville and Davidson County. Portions of this easement shall cease and be of no further force or effect when and if a road meeting said specifications can be used in lieu thereof.