This Instrument Prepared By:
Brenda Franks Hale
Hale & Hale, Attorneys
312 First Tennessee Bank Bldg.
Franklin, Tennessee 37064

BOOK 7947 PAGE 675

3876 09/28/2001 03:CHECK 9.00

QUITCLAIM DEED

ADDRESS OF NEW OWNER:
Irby C. Simpkins, Jr.
1100 Broadway
Nashville, TN 37202

SEND TAX BILLS TO:
Same

Tract I:
Map 131-9
Parcel 10
Tract II:
Map 131-9
Parcel 9

FOR AND IN CONSIDERATION OF Ten Dollars, cash in hand paid, the receipt of which is hereby acknowledged, I, FAYE ALLEN SIMPKINS, hereby transfer and convey all of my right, title and interest in and to the following described property to IRBY C. SIMPKINS, JR., to wit:

TRACT I:

Land in Davidson County, Tennessee, described as follows:

Being a tract of land consisting of 13 1/2 acres, more or less, located on the west side of Hillsboro Road and lying between the property owned by Lucylle Oliver Zanone and Louise S. Lindenburg, (now Hugh Hobbs, Jr.) and bounded on the east by the Hillsboro Road, and on the west by the rear line of Zanone extended to the Lindenburg (now Hobbs) line, and according to an unrecorded map prepared by Z. J. Wilkinson, Surveyor, on January 29, 1938, being a map of Westhaven, which property is more particularly described as follows:

Being lots Nos. 28 and 29 and the easterly parts of lots 27 and 30 on said unrecorded plan beginning at a point in the westerly margin of the Hillsboro Road, at the northeast corner of lot No. 28, being Zanone's southeast corner; running thence in a southwesterly direction along the westerly margin of Hillsboro Road 648 feet, more or less, to the northeast corner of the Lindenburg (now Hobbs) property, the southeast corner of lot 29; thence in a westerly direction along Lindenburg's (now Hobbs) north line also with the southerly line of lots 29 and 30, 923.7 feet, more or less, to a point; thence in a northerly direction 562 feet, more or less, to Zanone's west line; thence in an easterly direction with the common boundary line between Zanone's property and lots Nos. 27 and 28, 990 feet, more or less, to the point of beginning. The foregoing description described a tract of land, the bounds of which are entirely embraced within the property described in and conveyed by the said deed of trust, from Guilford Dudley, et ux to Parkes Armistead, Trustee, recorded in book 890, page 331, wherein the property is described as follows:

Being tract No. 8 on the plan of the subdivision of the Dudley land, on the west side of Hillsboro Turnpike, not of record, described according to a survey made on January 29, 1931, by Erle Drake, County Surveyor, as follows:

Beginning at a planted stone, the corner of lots 7, 8 and 9; thence south 64 1/2 degrees east 946 feet to the center of the Hillsboro Turnpike; thence north 26 1/2 degrees east 655 feet to a point in the center of said Turnpike; thence north 69 1/2 degrees west 1001 feet to a point in the line between lots 8 and 9, according to said plan; thence south 21 1/4 degrees west 562 feet to the point of beginning. The Hillsboro Turnpike herein referred to is as originally located and not as now located, since the buildings of said Turnpike.

This is improved property located at 5309 Hillsboro Road, Nashville, Tennessee 37215.

TRACT II:

Land in the 7th Civil District of Davidson County, Tennessee, described as follows: Beginning at a point in the west margin of Hillsboro Road, said point being 1630 feet from the Northeast corner of Tract "A", known as the Anna Compton 493 acre tract, shown on a plan of the Compton Lands of record in Plan Book 2, page 58, of the Chancery Court at Nashville, said point being likewise 752 feet south of an iron pin set in the west margin of Hillsboro Road at the beginning of a curve into Harding Place, according to a survey by Z.J. Wilkinson, surveyor, July 22, 1959, also being 296 feet south of the south margin of a 10 ft. easement for public utilities running along the south line of Lot Nos. 22 and 24, both inclusive, on the Map of Section 1 of Westhaven as shown on the plan of record in Book 1130, page 7, Register's Office for said County, being the southeast corner of said Lot No. 22; thence along the margin of Hillsboro Road, southwardly 369 feet, more or less, to a point at the northeast corner of Lot No. 28 of Lot No. 27, westwardly 726 feet, more or less, to a point, said point being in the southeast corner of the property conveyed to James L. Hymes, Jr. and wife, by deed of record in Book 1759, page 411, Register's Office for said County; thence northwardly, along the easterly line of the said Hymes property to a point, said point being the southwest corner of the property conveyed to Forrest F. Reed and wife, by deed of record in Book 2928, page 414, Register's Office for said County; thence eastwardly along the southerly line of the said Reed property to the point of beginning in the westerly margin of Hillsboro Road.

Being the same property conveyed to Irby C. Simpkins, Jr. and wife, Faye Allen Simpkins by quitclaim deed from Irby C. Simpkins, Jr. of record in Book 7753, page 310, Register's Office for Davidson County, Tennessee.

This is improved property located at 5065 Hillsboro Road, Nashville, Tennessee 37215.

IN WITNESS WHEREOF, Faye Allen Simpkins, has hereunto set her hand on this the 14th day of September, 1989.

Faye Allen Simpkins
Faye Allen Simpkins

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named Faye Allen Simpkins, the bargainor, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 14th day of September, 1989.

My commission expires: 8-4-91

Tracy D. Dyer
Notary Public

NOTARY PUBLIC

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration, for this transfer is $10.00.

Sworn to and subscribed before me this 14th day of September, 1989.

Tracy D Dyer
Notary Public

My commission expires: 8-4-91

TRACY D. DYER NOTARY PUBLIC AT LARGE STATE

69654

IDENTIFICATION REFERENCE

SEP 28 9 52 AM '89

DAVIDSON COUNTY, TN