QUITCLAIM DEED

BOOK 8130 PAGE 194

FROM: Beverly A. Bain TO: Norman E. Bain, Jr.

State of Tennessee
County of Davidson

The actual consideration or value, whichever is greater, for this transfer is $ 0.00

Affiant

Sworn to and subscribed before me this 1st day of June, 1990.

Notary Public

My Commission Expires: March 11, 1991

JUN 13 8 10 AM '90
DAVIDSON COUNTY, TN

IDENTIFICATION REFERENCE

33547

This instrument prepared by:

Robert F. Spann, First American Center, Suite 1445, Nashville, Tennessee 37238-1445

Address - New Owner:	Send tax bills to:
Norman E. Bain, Jr. Route 1, Box 270-A, Sears Road Pegram, Tennessee 37143	Same
Map - Parcel Number:	
Map 112, Parcel 99 & Map 112, Parcel 129	

9744 06/13 0101 03CHECK 6.00

I, BEVERLY A. BAIN, by these presents do hereby quitclaim and convey unto NORMAN E. BAIN, JR., his successors and assigns, all of my right, title and interest in the following described tract or parcel of land, to wit:

Land in Davidson County, Tennessee, described as follows:

TRACT I: Beginning at a point in the center of Sears Road, said point being located 880.28 feet in a northerly direction from the intersection of Sears Road and Old Charlotte Road, and being the southwest corner of the herein described tract; thence with the center of Sears Road, the following two (2) calls: North 32 deg. 38' 22" West 152.70 feet, North 65 deg. 00' 00" West 152.02 feet to a point in the center of Sears Road, said point being the southwest corner of Ryan and the northwest corner of the herein described tract; thence with Ryan's line North 77 deg. 59' 55" East 626.17 feet to a point, said point being the Northwest corner of Tract 1; thence with Tract 1, South 3 deg. 00' West 351.64 feet to a point, said point being the southeast corner of the herein tract; thence North 85 deg. 41' 57" West 375.0 feet to the point of beginning, containing 3.05 acres, more or less.

Being the same property conveyed to Norman E. Bain, Jr., and wife, Beverly A. Bain by deed from Theodore T. Tressler and wife, Rita J. Tressler, d/b/a Tressler Homes, of record in Book 5789, page 48, Register's Office for Davidson County, Tennessee.

TRACT II: A tract or parcel of land lying almost within

Davidson County, Tennessee, a small portion of which lies within the 12th Civil District of Cheatham County, Tennessee to be described as follows:

Beginning at a railroad spike in the center of Sears Road, said point being 880.28 feet, more or less, North of Old Charlotte Road; thence along said Road N 32 deg. 38' 22" W 152.70' to a railroad spike 7' North of the center of said Road; thence N 65 deg. W 152.02' to a point in the center of said Road; thence with a line common to a 7.05 acres, more or less, tract N 77 deg. 59' 55" E 893.66' to a point; thence N 3 deg. E 115' to a point; thence S 86 deg. 09' 49" E 340.00' crossing a TVA easement to a point in said easement; thence S 3 deg. W 544.50' to a point; thence N 85 deg. 41' 57" W 973.50' to the point of beginning and containing 9.602 acres, more or less.

Included in the above description, but expressly excluded from that property known as Tract No. II herein, is 3.05 acres, more or less, particularly described in that deed from Theodore T. Tressler and wife, Rita J. Tressler, d/b/a Tressler Homes, to Norman E. Bain, Jr., and wife, Beverly A. Bain, of record in Book 5789, page 48, Register's Office for Davidson County, Tennessee; Tract No. II herein containing 6.552 acres, more or less.

Being the same property conveyed to Norman E. Bain, Jr., and wife, Beverly A. Bain by deed from James R. Ryan and wife, Star Walker Ryan, of record in Book 5594, page 903, Register's Office for Davidson County, Tennessee, as amended by Instrument of Correction in Book 5739, page 520, said Register's Office.

This is improved property known as Route 1, Box 270-A, Sears Road, Pegram, Tennessee 37143.

IN WITNESS WHEREOF, I have hereunto set my hand on this, the 6th day of June, 1990.

Beverly A. Bain
BEVERLY A. BAIN

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, BEVERLY A. BAIN, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who under oath acknowledged that she executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and official seal this 6th day of June, 1990.

Susan O. McKay
NOTARY PUBLIC

My Commission Expires: March 11, 1991