Box 58

BOOK 8429 PAGE 246

QUITCLAIM DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Karen A. Pulley	NEW OWNER	p/o MAP 4
(NAME)	(NAME)	
8071 Cougar Cove Road	8071 Cougar Cove Road	PARCEL 32
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Joelton, TN 37080	Joelton, TN 37080	
(CITY) (STATE) (P.O. ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of love and affection (and no monetary consideration) and for the express purpose of making a re-conveyance to Karen A. Pulley and husband, J. Craig Pulley

We, Karen A. Sims

by these presents do hereby quitclaim and convey unto thier interest Marshall L. Hix, *Trustee, his successors and assigns, the following described tract or parcel of land, to wit:*

See attached Exhibit "A" for legal description, which is incorporated herein.

4235

AUG 27 1 30 PM '91

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ -0-

Subscribed and sworn to before me, this the 23rd day of August, 19 91.

Affiant

My commission expires: March 27, 1993

(Affix Seal) Notary Public

This is unimproved (X) improved ( ) property, known as Lot 10, Cougar Cove Subdivision (House Number) (Street) Joelton, TN 37080 P. O. Address: (City or Town) (Postal Zone)

Said property is conveyed subject to such limitations, restrictions and encumbrances as may affect the premises.

And now, I, the said Marshall L. Hix, *Trustee, for the express purpose of carrying out the intent of this conveyance, as above set out, do hereby quitclaim and convey unto* their interest Karen A. Pulley and husband, J. Craig Pulley

heirs and assigns, the same property hereinabove described and set forth, to which reference is here made, and said property is conveyed subject to the same limitations, restrictions and encumbrances as may affect the premises, as above set forth.

IN WITNESS WHEREOF *we have hereunto set our hands on this the* 23rd *day of* August, *19* 91.

THIS INSTRUMENT WAS PREPARED BY:

Combos & Hix, P. C.
315 Deaderick St., Ste. 1465
Nashville, TN 37238-1465

Karen A. Sims
Karen A. Sims

Marshall L. Hix
Marshall L. Hix *Trustee.*

STATE OF TENNESSEE
COUNTY OF Davidson

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Personally appeared before me, Marshall L. Hix, a Notary Public in and for said County and State, the within named, Karen A. Sims, the Bargainor(s) 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 23rd day of August, 19 91

Marshall L. Hix
Notary Public

My commission expires: March 27, 1993

STATE OF TENNESSEE
COUNTY OF

Personally appeared before me, Faye Head, a Notary Public in and for said County and State, the within named, Marshall L. Hix, Trustee, the bargainor, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that he as Trustee, executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 23rd day of August, 19 91

Faye Head
Notary Public

My commission expires: 11/27/93

QUITCLAIM DEED

AND

Land in Davidson County, Tennessee, described according to a field survey prepared on May 20, 1988, by Joe M. Cummings, Tennessee Registered Land Surveyor No. 1513, as follows:

LOT 10:

To find the POINT OF BEGINNING, start at the intersection of the southerly right-of-way (25 feet from the centerline) of Coopertown Road with the westerly boundary line of property owned by Marie Sloan, of record in Deed Book 6842, page 844, in the Register's Office of Davidson County, Tennessee, said intersection being westerly approximately 1,375 feet along said right-of-way from Whites Creek Pike; thence, with said Sloan's westerly boundary line, South 0 degrees 44 minutes 00 seconds West 780.29 feet to an iron pin in the boundary line of property owned by James I. Caldwell, III and David R. Wade, III, of record in Deed Book 7473, page 663, in said Register's Office; thence, severing said Caldwell and Wade property as follows: North 89 degrees 39 minutes 40 seconds West 13.24 feet to an iron pin, South 27 degrees 33 minutes 00 seconds West 507.66 feet to an iron pin, the POINT OF BEGINNING; thence, severing said Caldwell and Wade property, as follows: South 62 degrees 27 minutes 00 seconds East 1,106.99 feet to an iron pin in the westerly boundary line of property owned by Sue Garrett Suter, of record in Deed Book 4550, page 256, in said Register's Office; thence, with said boundary line, and continuing with the terminus of a 30 foot wide road and continuing with the westerly boundary line of property owned by George Dugger, Jr., of record in Deed Book 3614, page 589, in said Register's Office, South 2 degrees 01 minute 20 seconds West 153.60 feet to an iron pin; thence, with the northerly boundary line of property owned by Vemon L. Lain, of record in Deed Book 5098, page 435, in said Register's Office, South 75 degrees 59 minutes 00 seconds West 437.11 feet to an iron pin; thence, again severing said Caldwell and Wade property as follows: North 43 degrees 40 minutes 30 seconds West 911.04 feet to an iron pin intercepting a curve concave to the Northwest and having a radius of 308.52 feet; thence, with said curve, northeasterly an arc distance of 101.09 feet to the point of tangency, North 27 degrees 33 minutes 00 seconds East 36.13 feet to the BEGINNING, containing 7.57 acres, more or less.

The above described tract is benefited by a 50 foot wide easement for the purpose of ingress and egress between said tract and Coopertown Road and being more particularly described as follows:

BEGINNING at an iron pin at the intersection of the southerly right-of-way (25 feet from the centerline) of Coopertown Road with the westerly boundary line of property owned by Marie Sloan, of record in Deed Book 6842, page 844, in the Register's Office of Davidson County, Tennessee, said pin being westerly approximately 1375 feet along said right-of-way from its intersection with Whites Creek Pike; Thence, leaving said right-of-way with said westerly boundary line, South 0 degrees 44 minutes 00 seconds West 780.29 feet to an iron pin at said Sloan's southwest corner; Thence, severing the property of James I. Caldwell, III and David R. Wade, III, of record in Deed Book 7473, page 663, in said Register's Office, as follows: North 89 degrees 39 minutes 40 seconds West 13.24 feet, South 27 degrees 33 minutes 00 seconds West 543.79 feet the beginning of a curve concave to the Northwest and having a radius of 308.52 feet; Thence, with said curve, an arc distance of 209.23 feet through a central angle of 38 degrees 51 minutes 20 seconds to the point of tangency, South 66 degrees 24 minutes 20 seconds West 110.59 feet to the beginning of a curve concave to the Southeast and having a radius of 176.45 feet; Thence, with said curve, an arc distance of 114.13 feet through a central angle of 37 degrees 03 minutes 40 seconds to the beginning of a turn-in curve to a cul-de-sac concave to the East and having a radius of 50.00 feet; Thence, with said turn-in curve, an arc distance of 36.14 feet through a central angle of 41 degrees 24 minutes 40 seconds to the beginning of cul-de-sac turn around curve concave to the North and having a radius of 50.00 feet; Thence, with said turn around curve, an arc distance of 229.35 feet to the beginning of a turn-in curve leaving said cul-de-sac concave to the Northwest and having a radius of 50.00 feet; Thence, with said turn-in curve, an arc distance of 36.14 feet through a central angle of 41 degrees 24 minutes 40 seconds to the beginning of a curve concave to the Southeast and having a radius of 226.45 feet; Thence, with said curve, an arc distance of 146.48 feet through a central angle of 37 degrees 03 minutes 40 seconds to the point of tangency, North 66 degrees 24 minutes 20 seconds East 110.59 feet to the beginning of a curve concave to the Northwest and having a radius of 258.52 feet; Thence, with said curve, an arc distance of 175.32 feet through a central angle of 38

degrees 51 minutes 20 seconds to the point of tangency, North 27 degrees 33 minutes 00 seconds East 382.81 feet to the beginning of a curve concave to the West and having a radius of 748.48 feet; Thence, continuing to sever said Caldwell and Wade property with said curve and continuing with the easterly boundary line of property owned by Donald Dickerson, of record in Deed Book 7271, page 681, in said Register's Office, an arc distance of 350.30 feet through a central angle of 26 degrees 49 minutes 00 seconds to an iron pin at the point of tangency; Thence, with the easterly boundary line of Hargrove Subdivision, of record in Plat Book 6050, page 317, in said Register's Office, North 0 degrees 44 minutes 00 seconds East 572.24 feet to a concrete monument in said southerly right-of-way of Coopertown Road; Thence, with said right-of-way, South 79 degrees 44 minutes 00 seconds East 50.70 feet to the BEGINNING.

BEING the same property conveyed to Karen A. Sims, a single person, by deed from James I. Caldwell, III, married, and David R. Wade, III, married, of record in Book 7796, page 825, Register's Office for Davidson County, Tennessee.

RECORDER'S MEMO
Legibility of Writing, Typing or Printing Unsatisfactory in this Document When Received.

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