Boy 37
JKW

BOOK 8479 PAGE 530

Address New Owner:	Map-Parcel Numbers:	Send Tax Bills To:
Angelo Formosa, Jr. et al Formosa Properties P.O. Box 158204 Nashville, TN 37215-8204	71-7-124	Formosa Properties P.O. Box 158204 Nashville,TN 37215-8204

This instrument prepared by: Boult, Cummings, Conners & Berry
222 Third Avenue, North, P.O. Box 198062, Nashville, TN 37219

QUITCLAIM DEED

WHEREAS, Angelo Formosa, Sr., and wife, Katherine N. Formosa (Katherine N. Formosa and Katherine M. Formosa being one and the same person), acquired certain real property located in Davidson County, Tennessee (the "Property") which is described in Exhibit A attached hereto, by deed from Shell Oil Company, a Delaware corporation, of record in Book 5736, page 575, Register's Office for Davidson County, Tennessee;

WHEREAS, Katherine M. Formosa died June 4, 1984, and all right, title and interest in the Property vested in the said Angelo Formosa, Sr.;

WHEREAS, Angelo Formosa, Sr. died May 25, 1988, and pursuant to his Last Will and Testament of record in Probate No. 91041, in the Probate Court for Davidson County, Tennessee, title to the Property was conveyed to and vested in the four surviving children of Angelo Formosa, Sr., whose names are as follows: Angelo Formosa, Jr., Rose M. Formosa Bromley, Salvatore J. Formosa, Sr., and Pete A. Formosa, Sr.;

WHEREAS, Pete A. Formosa, Sr., died February 19, 1990, leaving a Last Will and Testament of record in Probate No. 95096, in the Probate Court for Davidson County, Tennessee; and

WHEREAS, the Co-Executors of the Estate of Angelo Formosa, Sr. desire to deliver and record this title to said property to the rightful owners and cause such title ownership to be of record.

FOR AND IN CONSIDERATION of the sum of ONE and NO/100 DOLLARS ($1.00) cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of all of which are hereby acknowledged, Angelo Formosa, Jr., Salvatore J. Formosa, Sr., and Rose M. Formosa Bromley, Co-Executors of the

Estate of Angelo Formosa, Sr. (the "Grantors"), hereby sell, assign and quitclaim according to the will of Angelo Formosa, Sr., an eighteen and one-half percent (18.5%) undivided interest to Salvatore J. Formosa, Sr., an eighteen and one-half percent (18.5%) undivided interest to Rose M. Formosa Bromley, a thirty percent (30%) undivided interest to the Estate of Pete A. Formosa, Sr., and the remaining thirty-three percent (33%) undivided interest to Angelo Formosa, Jr. (the "Grantees"), Grantees' heirs, successors and assigns, in certain land in Davidson County, State of Tennessee, being more particularly described in Exhibit A, which is attached hereto and incorporated herein by this reference (the "Property").

This conveyance of the Property is made expressly subject to all restrictions, limitations and encumbrances as may affect the Property, including, without limitation, the following:

1. Real estate taxes for the current year which have been prorated between the parties.
2. Restrictions contained in the Last Will and Testament of Angelo Formosa, Sr., to wit:

> Upon the distribution of my estate to my children surviving, I direct, to the extent possible, that all of the real properties received by them be held by them jointly and together and not be sold to outsiders except in the event of the substantial financial need of my children. I expressly declare that any of my children may sell his or her share of such real properties to each other and I express my deep concern that such sale should only be made at the property's then current fair market value. If the property or properties are to be sold to outsiders, this shall be done only with the unanimous consent of all of my children surviving me.

This is improved property, known as 2201 Dickerson Road, Nashville, Tennessee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer is $0.

Angelo Formosa Jr.
Affiant

Subscribed and sworn to before me this 1ST day of NOVEMBER, 1991.

Teresa S. Hale
Notary Public
My Commission Expires: 9/26/92

IN WITNESS WHEREOF, the Grantors have executed this Deed this 1ST day of NOVEMBER, 1991.

GRANTORS:

Angelo Formosa Jr.
Angelo Formosa, Jr., Co-Executor

Salvatore J. Formosa
Salvatore J. Formosa, Sr.,
Co-Executor

Rose M. Formosa Bromley
Rose M. Formosa Bromley,
Co-Executrix

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, TERESA S. HALE, Notary Public, Angelo Formosa, Jr., with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 1ST day of NOVEMBER, 1991.

Teresa S. Hale
Notary Public

My Commission Expires: 9/26/92

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, TERESA S. HALE, Notary Public, Salvatore J. Formosa, Sr., with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 1ST day of NOVEMBER, 1991.

Teresa S. Hale
Notary Public

My Commission Expires: 9/26/92

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, TERESA S. HALE, Notary Public, Rose M. Formosa Bromley, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 1ST day of NOVEMBER, 1991.

Teresa S. Hale
Notary Public

My Commission Expires: 9/26/92

EXHIBIT A

A certain tract of parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

Land in the 12th, formerly 17th Civil District of Davidson County, Tennessee described according to a copy of survey made by W.C. Love, Surveyor, dated September 9, 1961, as follows:

Beginning at the northeast intersection of Trinity Lane and Dickerson Road; thence along the east margin of Dickerson Road in a northerly direction, 202.54 feet to a nail and bottle cap; thence leaving said road, north 88 degrees 53 minutes east 188.64 feet to an iron pin; thence south 12 degrees 43 minutes west 207.35 feet to an iron pin in the northerly margin of Trinity Lane; thence with said lane in a westerly direction 182.80 feet to the beginning.

Subject to easement for drainage crossing the northeasterly corner of the land described above as shown on said survey by W.C. Love.

Included in the above description, but expressly excluded therefrom is that property of record in Book 3762, page 173, Register's Office for Davidson County, Tennessee, as follows:

A tract of land in the 12th, formerly 17th, Civil District of Davidson County, Tennessee, described according to a copy of a survey thereof made by Barge, Waggoner & Sumner, Engineers, in April, 1963, more particularly described as:

Beginning at a nail set in a bottle cap at the northeast intersection of Trinity Lane and Dickerson Road; thence with the margin of Dickerson Road, northerly around a curve having a radius of 3,779.83 feet, a distance of 29.89 feet to an iron pin; thence around a curve in a southerly and southeasterly direction, having a radius of 25 feet, a distance of 43.75 feet to an iron pin in the north margin of Trinity Lane; thence with the margin of said Lane, south 90 degrees west 29.80 feet to the point of beginning.

Being the same property conveyed to Angelo Formosa, Sr. and wife, Katherine N. Formosa, by deed from Shell Oil Company, a Delaware corporation, of record in Book 5736, page 575, said Register's Office, and further conveyed and transferred pursuant to the will of record in Probate No. 91041, in the Probate Court for Davidson County, Tennessee.

wp/rfbdeedfor

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5.9 7.3.0

IDENTIFICATION REFERENCE

Nov 5 11 12 AM '91