A

QUIT CLAIM DEED

KNOW ALL MEN BY THESE PRESENTS, THAT Clyde Dixon & Associates, Inc., a Tennessee corporation organized and existing under the laws of the State of Tennessee, for and in consideration of the sum of TEN DOLLARS and other good and valuable consideration, do hereby bargain, sell, remise, release, quit claim and convey unto CLYDE H. DIXON the following described real estate located in Williamson and Davidson Counties, State of Tennessee, to-wit:

PARCEL I.

A tract of land located in the First Civil District of Metropolitan Nashville, Davidson County, Tennessee, and being more fully described as follows:

Beginning at a point in the east line of Brentwood Office Storage as of record in Book 485, Page 570, Register's Office of Williamson County, Tennessee, said point being located at the Davidson-Williamson Tennessee County line as located by Ragan-Smith-Murphy & Associates, Inc. shown on survey plat dated October 28, 1985, and proceeding as follows:

Thence with the east line of Brentwood Office Storage, N 12° 27' 51" W 9.00 feet to a point on the east right-of-way line of I-65; thence with said line N 2° 17' 05" E 489.84 feet; thence N 24° 16' 37" E 267.65 feet; thence leaving I-65 with a severance line, N 68° 43' 39" E 49.09 feet to a point on the westerly right-of-way line of the new Summit Drive, a 32 foot roadway; thence Southeastwardly with said right-of-way line and a 426.05 foot radius curve to the left, a distance of 332.16 feet to a point; said curve has a chord bearing and distance of S 43° 36' 28" E 323.81 ft; thence with a 25 foot radius curve to the right a distance of 36.99 feet said curve has a chord bearing and distance of S 23° 32' 58" E 33.71 feet, thence with a 121.05 foot radius curve to the left a distance of 34.34 feet, said curve has a chord bearing and distance of S 10° 43' 01" W 34.22 feet; thence S 2° 35' 28" West 574.97 feet to a point on the Davidson-Williamson Tennessee County line; thence with said county line N 73° 18' 12" W 394.47 feet to the point of beginning and containing 265,003 feet or 6.084 acres which tract contains a cemetery.

PARCEL II.

A tract of land located in the Fifteenth Civil District of Williamson County, Tennessee, being more fully described as follows:

Beginning at a point on the east line of a tract conveyed to Brentwood Office Storage by deed recorded in Book 485, page 570, Register's Office of Williamson County, Tennessee, at the Davidson-Williamson Tennessee County line as established by Ragan-Smith-Murphy & Associates, Inc. and proceeding as follows:

Thence with the Davidson-Williamson Tennessee line S 73° 18' 12" East, 103.00 feet; thence South 12° 27' 51" E, 193.76 feet to the north line margin of a cemetery as shown on said survey plat; thence along said cemetery margin S 79° 32' 51" W, 90.00 feet to a point on the east line of Brentwood Office Storage; thence with Brentwood Office Storage N 12° 27' 51" West, 240.79 feet to the beginning and containing 19,543 square feet or 0.45 of an acre.

The above described Parcels 1 and 2 are part of the property conveyed to Grantor herein by instrument of record in Book 6742 page 417, Register's Office for Davidson County, Tennessee, and Volume 567, page 939, Register's Office for Williamson County, Tennessee.

Grantor herein does also hereby Quitclaim, convey, and grant unto the Grantee, its successors and assigns, any and all rights to easements appurtenant to the premises described herein, and subject to the terms and conditions of that certain Declaration of Easements and Road Maintenance Agreement more fully described and set forth in Instrument of record in Book 6242, Page 425, Register's Office for Davidson County, Tennessee, to which instrument a specific reference thereto is made and incorporated herein.

This conveyance is also made subject to the terms, conditions, covenants and the unpaid part of the note and indebtedness (if any) set forth and described in Deed of Trust recorded in Book 6742, Page 436 aforesaid Register's Office for Davidson County, Tennessee, also recorded in Volume 567, Page 957, Register's Office of Williamson County, Tennessee, which grantees assume and agree to pay; further subject to any proposed

plan of The Summit, Section Two, prepared by Ragan-Smith-Murphy and Associates dated October 29, 1985, recorded in Williamson County, Tennessee; Booster Pump Easement of record in Book 5155, Page 169, et seq. Register's Office for Davidson County, Tennessee; controlled access restrictions adjacent to Interstate 65 and Old Hickory Boulevard; storm water detention agreement in Book 6145, page 242 and matters shown on plan in Book 5200, page 594, Davidson County Register's Office; usage and ingress and egress to and from cemetries and graveyards which may be located on a part of the property described, and provisions for maintenance of same referred to in Book 413, page 6, in Williamson County Register's Office, and in Book 5878, Page 584, Davidson County Register's Office; easement for ingress and egress in Volume 527, page 575, Williamson County Register's Office, and Book 6530, Page 671, Davidson County Register's Office, and other easements, restrictions, covenants and conditions of record in the Register's Office for Williamson County, Tennessee; also subject to any unpaid taxes.

IN TESTIMONY WHEREOF the undersigned has executed this instrument (or caused same to be executed by and through its duly authorized officers) this the 18 day of December 1991.

CLYDE DIXON & ASSOCIATES, INC.

BY: Clyde H. Dixon Jr.
President

STATE OF TENNESSEE)
COUNTY OF SHELBY)

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared Clyde H. Dixon, 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 President of Clyde Dixon & Associates, Inc., the within named bargainor, a corporation, and that he as such President executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by himself as President.

WITNESS my hand and Official Seal at Memphis, Tennessee, this 18 day of December, 1991.

My commission expires:
March 28, 1995

Notary Public

I, or we, hereby swear or affirm that to the best of affiants knowledge, information, and belief, the actual consideration for this transfer is $-0-.

Affiant

Subscribed and sworn to before me this the ___ day of December, 1991.

Notary Public

My commission expires:

March 28, 1995

TAX I. D. NO. 171-00-0-019.00

Property Address: Vacant

Lot 2 The Sumit, Sec. 2

Mail tax bills to:

CLYDE H. DIXON
2552 Houston-Levee Rd.
Germantown, TN 38138

This instrument prepared by:

J. H. Stone, Jr.
Attorney at Law
344 S. Mendenhall
Memphis, TN 38117

TITLE TO THIS PROPERTY NOT EXAMINED BY J. H. STONE, JR. ATTORNEY, AND NO REPRESENTATIONS ARE MADE.

PICK-UP

7123.7

IDENTIFICATION REFERENCE

Dec 23 9 42 AM '91

4657 12/23 0101 03CHECK 6.00