#172621

THIS INSTRUMENT PREPARED BY:
BASS, BERRY & SIMS (CDB)
2700 First American Center
Nashville, Tennessee 37238

QUITCLAIM DEED

Address New Owner(s) As Follows:	Send Tax Bills To:	Map Parcel Numbers:
Michael J. Nacarato Sr., Betty Nacarato, and Michael J. Nacarato, Jr. 1111 Polk Avenue Nashville, TN 37210	Same	Map 106-5 Parcel 123 Map 106-9 Parcel 19

FOR AND IN CONSIDERATION of ONE DOLLAR ($1.00), cash in hand paid, the receipt of which is hereby acknowledged, MICHAEL J. NACARATO, SR. by these presents does hereby quitclaim and convey unto BETTY NACARATO, her heirs and assigns, a 10% undivided interest in and to his right, title and interest in and to the property described on Exhibit A and unto MICHAEL J. NACARATO, JR., his heirs and assigns, a 40% undivided interest in and to his right, title and interest in to the property described on Exhibit A.

This is improved known as 1111 Polk Avenue, Nashville, Tennessee.

IN WITNESS WHEREOF, the undersigned has executed this instrument on this 8 day of December, 1992.

MICHAEL J. NACARATO, SR.

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for the State and County aforesaid, Michael J. Nacarato, Sr., the within named bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 8th day of December, 1992.

Notary Public

My Commission Expires:
5-25-93

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

The actual consideration for this transfer is $-0-.

Michael J. Avanzato Jr.
Affiant

Subscribed and sworn to before me this 8th day of December, 1992.

Lana Lincoln
Notary Public

My Commission Expires:
5-22-93

71892

IDENTIFICATION REFERENCE

DEC 8 3 21 PM '92

DAVIDSON COUNTY, TN

EXHIBIT A

TRACT ONE:

Land in Davidson County, Tennessee, being part of Tract "G" on the Map of the Lands of L. P. Hagan, deceased, of record in Book 843, page 80, Register's Office for said County, and described according to a copy of a survey thereof made by Hal R. Swann, Jr., as revised June 8, 1959, as follows:

Beginning at an iron pin in the west margin of Polk Avenue at the northeast corner of a part of Tract "G" conveyed to Electric Service, Inc., by deed from L. R. Schulman, Trustee, of record in Book 2907, page 551, Register's Office for said County; thence along said Avenue, along a curve having a radius of 816.6 feet, North 128.1 feet to an iron pin, continuing with said Avenue, North 1 degrees 34' East 355 feet to an iron pin, which is 210.9 feet south of the N.C. & St. L. Railroad right-of-way; thence leaving said Avenue, South 71 degrees 03' West 390.5 feet to an iron pin; thence South 3 degrees 45' West 318.5 feet to an iron pin opposite a triple elm; thence South 34 degrees 13' West 30.23 feet to an iron pin located at the northwest corner of the Electric Service, Inc., lot; thence along their north line, South 87 degrees 58' East 349.75 feet to the beginning, containing 3.5 acres.

TRACT TWO:

Parcel A:

Land in Davidson County, Tennessee, being part of Tract "G" on the Map of the lands of L. P. Hagan, deceased, as of record in Book 843, page 80, Register's Office for said County, and described according to a survey made by Hal R. Swann, Jr., Surveyor, dated February 25, 1958, as follows:

Beginning at an iron pin in the westerly margin of Polk Avenue, as now located, at the northeast corner of a part of "Tract G", conveyed to S. S. Warren and wife, by L. R. Schulman, Trustee, as of record in Book 2902, page 293, said Register's Office; thence along Warren's north line, North 86 deg. 50' West 148.25 feet to a post; thence leaving his line, North 33 deg. 05' West 244.7 feet to an iron pin; thence in an easterly direction 349.75 feet to an iron pin in the West margin of Polk Avenue; thence with said Avenue, southerly around a slight curve 213 feet to the point of beginning.

Parcel B:

A tract of land in the Sixth Civil District of Davidson County, Tennessee, being the southeasterly corner of the Carrier Property and being more fully described as follows:

Beginning at an iron pin in the southwest corner of the herein described tract, said iron pin being South 86 degrees 01' East, a distance of 509.49 feet from an iron stake in the easterly margin of Woodycrest Avenue, thence North 2 degrees 04' East, a distance of 222.03 feet to an iron stake, said iron stake being South 2 degrees 00' West, a distance of 436.75 feet from an iron stake in the southerly margin of the Louisville and Nashville Railroad property; thence South 32 degrees 10' East to an iron stake by others at 30.23 feet and continuing 244.39 feet for a total distance of 274.82 feet to an iron stake in the southeasterly corner of the herein described tract, said iron stake being in a northwesterly direction 148.25 feet from a point in the westerly margin of Polk Avenue; thence North 86 degrees 01' West, a distance of 154.71 feet to the point of beginning and containing 0.394 acres, more or less, as per survey by Parrish-Ragan, Inc., dated December 13, 1972.

The property described above was conveyed to Michael J. Nacarato, Sr. by deed from Neely Coble Company, Inc., a Tennessee corporation, of record in Book 7808, page 798, Register's Office for said County.

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