BOX 44

BOOK 9220 PAGE 445

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer is $NONE.

Affiant

Subscribed and sworn to before me, this 13th day of January, 1994.

Notary Public

My Commission Expires: 7-26-97

THIS INSTRUMENT PREPARED BY:

GULLETT, SANFORD, ROBINSON & MARTIN
230 Fourth Avenue, North
P. O. Box 198888
Nashville, Tennessee 37219
(615) 244-4994

Address New Owner As Follows:	Send Tax Bills To:	Map-Parcel Numbers
Sadye T. Wilson and Leno E. Fitzgerald, Co-Trustees c/o Leno E. Fitzgerald 6004 Jocelyn Hollow Road Nashville, TN 37205	- SAME -	Map 106, Parcel 86 Map 92-15, Parcels 43, 57 & 58 Map 104-2, Parcel 357

EXECUTOR'S QUITCLAIM DEED

KNOW ALL PERSONS by these presents that Sadye T. Wilson and Leno E. Fitzgerald, Co-Executors of the Estate of John U. Wilson, deceased (the "decedent"), for and in consideration of the sum of Ten and no/100 Dollars ($10.00), cash in hand paid, and other good and valuable consideration, the receipt of which is hereby acknowledged, and in connection with the distribution of the estate of the decedent pursuant to the decedent's will which was duly admitted to probate in Davidson County, Tennessee, and recorded in Will Book 180, page 728, County Court Clerk's Office for said county, hereby release, remise and quitclaim all of the right, title and interest of the decedent and the decedent's estate in and to certain tracts or parcels of land in Davidson County, Tennessee, described more particularly on the attached Exhibit A as follows: a one-half (1/2) undivided interest unto Sadye T. Wilson and Leno E. Fitzgerald, Co-Trustees of Trust A U/W John U. Wilson, and a one-half (1/2) undivided interest unto Sadye T. Wilson and Leno E. Fitzgerald, Co-Trustees of Trust B U/W John U. Wilson as tenants in common with respect to both Tracts I and III, and the decedent's entire interest unto Sadye T. Wilson and Leno E. Fitzgerald, Co-Trustees of Trust A U/W John U. Wilson with respect to Tract II.

None of said property is the principal place of residence of the surviving spouse of John U. Wilson.

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

This conveyance is effective as of January 1, 1994.

WITNESS my hand this 7 day of January, 1994.

Sadye T. Wilson

Sadye T. Wilson, Co-Executor

Leno E. Fitzgerald

Leno E. Fitzgerald, Co-Executor

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Sadye T. Wilson, Co-Executor, 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 7th day of January, 1994.

Julia C. Hunt

Notary Public

My Commission Expires: 7-26-97

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Leno E. Fitzgerald, Co-Executor, 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 7th day of January, 1994.

Julia C. Hunt

Notary Public

My Commission Expires: 7-26-97

EXHIBIT A

TRACT I:

Land in Davidson County, Tennessee, being Lot No. 10 on the Map of the Subdivision of H. W. Williams' land, as of record in Book 547, Page 63, Register's Office for said county and described according to survey made by William Collier Parrish Associates, Civil Engineers, dated April 1959 as follows:

Said Lot No. 10 fronts 120 feet on the northeasterly side of Murfreesboro Road and runs back between parallel lines 190 feet to a dead line measuring 120 feet thereon.

This conveyance is of a one-half undivided interest in the above-described property, being the same as that owned by the decedent, John U. Wilson.

Being the same property conveyed to John U. Wilson and L. E. Fitzgerald by Warranty Deed of record in Book 5119, Page 389, Register's Office for Davidson County, Tennessee.

TRACT II:

Being Lots Nos. 9, 10 and 11 on the plan of Mrs. Louise E. Yandall's Subdivision of part of the Elliston property, as of record in Book 57, page 72, Register's Office for said County.

Said Lots Nos. 9, 10 and 11 front 50 feet each on the easterly side of 25th Avenue North, formerly Fair Ground Avenue East, and run back between parallel lines 155 feet to an alley, Lot No. 11 running back with the southerly margin of Brandau Place.

Being the same property conveyed to John U. Wilson by deed from Julia P. Ambrose of record in Book 2638, page 371, Register's Office for Davidson County, Tennessee.

Being Lot No. 8 on the Plan of Louise Yandells Subdivision of part of W. R. Ellistons Plan, as of record in Book 57, page 72, Register's Office for Davidson County, Tennessee.

Said Lot 8 fronts 50 feet on the easterly side of 25th Avenue, North, formerly Fairground Avenue, and runs back between parallel lines 155 feet to an alley.

Being part of the same property conveyed to John U. Wilson by deed from Phillip Klott of record in Book 2693, page 27, Register's Office for Davidson County, Tennessee.

Being the northerly 10 feet of Lot No. 20 and all of Lot No. 21 on the Map of Josephine E. Farrell and husband, Norman Farrell, Sr., Subdivision and Re-Subdivision of part of the Elliston Addition to Nashville, as of record in Book 332, page 159, Register's Office for said County,

Said northerly part of Lot No. 20 and all of Lot No. 21 front together 60 feet on the westerly side of Reidhurst Avenue, formerly Carlyle Avenue, and run back between parallel lines, with the southerly margin of Church Street, now Brandau Place, 110 feet to an alley.

Being the northerly 20 feet of Lot 19 and the southerly 40 feet of Lot No. 20 on the Map of Josephine E. Farrell and husband, Norman Farrell, Sr., subdivision and

re-subdivision of part of Elliston Addition to Nashville, as of record in Book No. 332, page 159, Register's Office for said County.

Said northerly part of Lot No. 19 and southerly part of Lot No. 20 front together 60 feet on the westerly side of Carlyle Avenue and run back between parallel lines 110 feet to an alley.

Being the same property conveyed to John U. Wilson by deed from William H. Robin, Trustee, of record in Book 4444, Page 105, Register's Office for Davidson County, Tennessee.

TRACT III:

Being part of Lot 57 on the Map of Boyd Cockrill Spring Tract, a plan of which is of record in Book 21, page 40, Register's Office for said County. Said part of said Lot No. 57 fronts 50 feet on the south side of West End Avenue and extends back southerly between parallel lines 147.6 feet, more or less, on its easterly margin and 148.5 feet, more or less, on its westerly margin to a line and more particularly described as follows: BEGINNING at a point in the southern margin of West End Avenue, 107 feet east of the northwest corner of Lot 57 in said plan; running thence in a southeasterly direction 148.5 feet, more or less, to the northern boundary line of Lots 9 and 10 in the Bransford Realty Company's Subdivision of part of Lot 57 in Boyd Cockrill Spring Tract plan of record in Book 332, page 165, Register's Office for said County, intersecting said lot at the common corners of Lots 9 and 10 in said plan; running thence in a northeasterly direction and with the northern margin of Lot No. 10 in said plan, 50 feet to the common corner of Lots 10 and 11 in Bransford Realty Company's Subdivision of part of Lot 57 in Boyd Cockrill Spring Tract; thence in a westerly direction 147.6 feet, more or less, to point in the southern margin of West End Avenue; thence in a westerly direction with the southern margin of West End Avenue 50 feet to the point of beginning.

Being Lot No. 10 on the Map of Bransford Realty Company's Subdivision of part of Lot No. 57 in the Boyd Cockrill Spring Tract Plan of record in Book 332, page 165, Register's Office for said county.

Said Lot No. 10 being immediately in the rear of the property above described and being 14 1/2 feet, more or less, on its western margin and 27 feet, more or less, on its eastern margin to an alley measuring 50 1/2 feet, more or less, on said alley.

Being Lot No. 11 on the Map of Bransford Realty Company's Subdivision of part of Lot No. 57 in the Boyd Cockrill Spring Tract Plan, of record in Book 332, page 165, Register's Office for said County.

BEGINNING at a point in the northwesterly margin of an alley at the common corner of Lots 10 and 11 on said plan; thence with the margin of said alley and across the terminus of a 1-foot reserved strip in a northeasterly direction 110 feet; thence in a northwesterly direction 51 feet to a point which is 172 feet from the margin of West End Avenue according to said plan; thence in a southwesterly direction 118 feet to the corner of Lots 10 and 11; thence with the line between said lots in a southeasterly direction 27 feet, more or less, to the point of beginning.

Being the same property conveyed to John U. Wilson by deed from Frank W. Englert and wife, Margaret P. Englert, of record in Book 3030, page 207, Register's Office for Davidson County, Tennessee.

Being part of Lot no. 57 on the plan of Boyd Cockrill Spring Tract, as of record in Book 21, page 40 Register's Office for Davidson County, described as follows:

Beginning at a point on the southerly margin of West End Avenue, formerly the Harding Pike, at a point 103 1/4 feet west of the northeast corner of said Lot No. 57; thence southwardly 157 feet 5 inches to a point 71 1/2 feet west from the easterly line of said Lot No. 57; thence at right angles westwardly 46 1/2 feet to a stake; thence northwardly 155 feet 6 inches to a point on the southerly margin of said West End Avenue; thence with the southerly margin of said Avenue eastwardly 46 1/2 feet to the beginning. However, to be excluded from the

foregoing is a tract of land conveyed to the City of Nashville by deed from Harris S. Abrahams, of record in Book 2044, Page 69, Register's Office for Davidson County, as therein described.

Being the same property conveyed to John U. Wilson by deed from H. S. Abrahams and wife, Betty Jane Abrahams, of record in Book 3030, page 266, Register's Office for Davidson County, Tennessee.

Being a part of Lot No. 57 on the Plan of the Boyd Cockrill Spring Tract, as of record in Book 21, page 40, Register's Office for Davidson County, Tennessee, described as follows: Beginning on the Southerly margin of West End Avenue, as widened, at the Southwest corner of the property conveyed to the City of Nashville by deed from Gus Kokenos and wife, by deed of record in Book 1940, page 235, Register's Office for Davidson County, Tennessee; thence with the Southerly margin of West End Avenue, Eastwardly 20 feet; thence South 44° 10' east, 158 feet more or less to a point; thence South 46° 16' West 20 feet to a point, the corner of property conveyed to John U. Wilson from H. S. Abrams and wife, Betty Jane Abrams by deed of record in Book 3030, page 266, Register's Office for Davidson County, Tennessee; thence North 44° 10' West with John U. Wilson's line 155.6 feet to the point of beginning.

Being the same property conveyed to John U. Wilson by deed from Louise Wilson of record in Book 3871, page 601, Register's Office for Davidson County, Tennessee.

HOWEVER, subsequent to said conveyance to John U. Wilson, the above-described property (consisting of three parcels as Trust III above) was resubdivided in 1974 and is now described as Lot No. 1 on a revision of Boyd Cockrill Spring Plan as of record in Book 4715, Page 162, said Register's Office, containing 0.82 acres according to a 1974 survey of Kohl-Coode and Associates, Nashville, Tennessee.

07603
IDENTIF. & REFERENCE

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