21355

IDENTIFICATION REFERENCE

This Instrument Prepared By:
Christopher M. Was, Esquire
TRABUE, STURDIVANT & DeWITT
2500 Nashville City Center
511 Union Street
Nashville, Tennessee 37219-1738

FILED 25 PM 3:12

QUITCLAIM DEED

BOOK 9259 PAGE 671

Address New Owner(s):	Send Tax Bills To:	Map/Parcel No.
Paul C. Simpson Lakeshore - Wedgewood Apt. 114 832 Wedgewood Avenue Nashville, Tennessee 37203	Same	180-00-0-003.00 (Davidson County) (Portion) Map 30, Parcel 40 Dist 16 (Williamson County)
Lucien C. Simpson, M.D. 115 Robertson Academy Road Nashville, TN 37220		

FOR AND IN CONSIDERATION of Ten and 00/100 Dollars ($10.00) and other good and valuable consideration, the receipt of all of which is hereby acknowledged, Adelaide C. Simpson (hereinafter referred to as the "Grantor") does hereby quitclaim, transfer and convey unto Paul C. Simpson, Jr., Lucien Caldwell Simpson, Patricia Cayce Simpson, Gregory Lucien Simpson, and Matthew Lee Simpson (hereinafter sometimes collectively referred to as the "Grantees"), in equal shares to each, all right, title and interest to an undivided one-fourth (1/4) interest which the Grantor owns in the following described property, in the Counties of Davidson and Williamson, State of Tennessee, and more particularly described as follows:

BEGINNING at a concrete monument in the southerly margin of Holt Road, said monument being the northeast corner of the Robert D. Pierce property (Book 4387, Page 369, Register's Office for Davidson County, Tennessee) thence with the south margin of Holt Road S 83° 56' 03" E 387.45' to an existing iron pin. Thence leaving Holt Road with the west property line of M.P. Flynn (Book 6075, Page 660, Register's Office for Davidson County, Tennessee) S 05° 32' 27" W 527.10' to a corner fence post. Thence S 72° 28' 21" E 333.96' to an existing iron pin, said pin being the northwest corner of the Paul C. Simpson property (Book 5861, Page 175, Register's Office for Davidson County, Tennessee) thence with Simpson's west line S 10° 43' 11" W 1055.16' to an iron pin in the

In-A-Vale Estates subdivision line. Thence with In-A-Vale Estates, the following calls, N 85° 11′ 35″ W 25.24′; N 84° 46′ 42″ W 698.86′; N 05° 39′ 46″ E 627.08′; N 46° 41′ 11″ W 195.59′; N 27° 15′ 58″ W 159.07′ to an existing iron pin in the easterly margin of Edmondson Pike thence with said margin N 40° 54′ 05″ E 39.05′ to the beginning of a curve thence with said curve to the left a distance of 161.44′, an angle of 11° 22′ 37″, and a radius of 813.06′ to the beginning of another curve. Thence with said curve to the left a distance of 66.37′, an angle of 37° 16′ 51″, and a radius of 102.00′ to an iron pin in the margin of Edmondson Pike. Thence leaving said margin and with the south property line of the Robert L. Pierce property (Book 3186, Page 575, Register's Office for Davidson County, Tennessee) S 85° 15′ 16″ E 249.51′ to an existing iron pin. Thence with Robert D. Pierce's east property line N 04° 28′ 44″ E 532.91′ to the point of beginning containing 26.07 acres more or less.

Being a portion of the same property, an undivided thirteen-fifteenths (13/15) of an undivided three-fourths (3/4 interest) in which was conveyed from Paul C. Simpson to Paul C. Simpson, Jr., Lucien Caldwell Simpson, Patricia Cayce Simpson, Gregory Lucien Simpson, and Matthew Lee Simpson by Quitclaim Deed dated September 27, 1993 of record in Book 9094, Pages 852-54, Register's Office for Davidson County, Tennessee, and in Book 1121, Pages 865-67, Register's Office for Williamson County, Tennessee (as corrected by Quitclaim Deed of Correction of record in Book 9188, Pages 973-76, Register's Office for Davidson County, Tennessee, and in Book 1148, Pages 278-81, Register's Office for Williamson County, Tennessee), said undivided three-fourths (3/4) interest having been previously conveyed to Paul C. Simpson from Sam Caldwell by Quitclaim Deed of record in Book 7686, Page 405, Register's Office for Davidson County, Tennessee, and in Book 0761, Page 574, Register's Office for Williamson County, Tennessee.

And further being a portion of the same property, a one-half undivided interest in which was devised to Sam Y. Caldwell by Will of Mary White Philips of record in Will Book 59, Page 190, Office of the Davidson County Court Clerk, and a one-sixth undivided interest in which was vested in each of Sam Y. Caldwell, Lucien J. Caldwell, Jr. and Adelaide C. Simpson as the only heirs at law of Elizabeth Holt Philips; and further being the same property, a one-sixth undivided interest in which was conveyed from Lucien J. Caldwell, Jr. to Sam Y. Caldwell and Adelaide C. Simpson by Quitclaim Deed of record in Book 7645, Page 621, Register's Office for Davidson County, Tennessee.

This is improved property.

Whenever used, the singular number shall include the plural, the plural the singular and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor has executed this instrument on this 25th day of February, 1994.

adelaide C. Simpson

ADELAIDE C. SIMPSON

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public, in and for the said county and state, the within named Adelaide C. Simpson, the bargainor, 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 and official seal at Nashville, Tennessee, this 25th day of February, 1994.

Nina M Smith
Notary Public

My Commission Expires: 5-28-95

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

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

Adelaide C Simpson
Affiant

Sworn to and subscribed before me this 25th day of February, 1994.

Nina M Smith
Notary Public

My Commission Expires: 5-28-95