This Instrument Was Prepared By:

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BOOK 9270 PAGE 167

24648

IDENTIF. & REFERENCE

QUITCLAIM DEED

ADDRESS OF NEW OWNER	SEND TAX BILLS TO	MAPS/PARCELS:
Wentworth Caldwell, Jr., ET AL. c/o Third National Bank, Agent P.O. Box 305110 Nashville, Tennessee 37230-5110	SAME	83-13-151 82-13-157 82-13-159 92-12-493

KNOW ALL MEN BY THESE PRESENTS, that **THIRD NATIONAL BANK,** Nashville, Tennessee, as successor Trustee Under the Trust Agreement originally executed on August 10, 1935, by H.G. Hill to Nashville Trust Company, its successors and assigns, for the use and benefit of Mrs. Elizabeth Hill Penick (hereinafter called "Grantor"), for and in consideration of TEN DOLLARS ($10.00) cash in hand and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, does hereby bargain, sell, quitclaim and convey all of said Trust's right, title and interest unto **Wentworth Caldwell, Jr., May Caldwell Brown, Anne Caldwell Parsons and Frances Caldwell Jackson** as equal tenants in common (each holding a twenty-five percent (25%) undivided interest in the property conveyed hereunder as tenants in common, and hereinafter collectively called "Grantee"), their respective heirs and assigns, in and to certain tracts or parcels of land located in Davidson County, State of Tennessee, more particularly described as follows:

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TRACT NO. 1:

Being Lot No. 34 on the Plan of D. T. McGavock's First Addition, as of record in Plan Book 1, page 33, Chancery Court at Nashville. Said Lot No. 34 fronts 61 feet 5 inches on the easterly side of 8th Avenue North, formerly Spruce Street, and extends back 150 feet on the northerly line and 152 feet 4 inches on the southerly line with the northerly margin of Madison Street, to an alley, measuring 86 feet 5 inches thereon.

TRACT NO. 2.:

Land in Davidson County, Tennessee, being the South 40 feet of Lot No. 35 in the Subdivision of certain lots in D. T. McGavock's First Addition to Nashville, a plan of which subdivision is of record in Plan Book 1, page 33, of the Chancery Court at Nashville.

Said part of said Lot No. 35 fronts 40 feet on the East side of Spruce Street, now 8th Avenue, North, and runs back between parallel lines 150 feet to an alley.

TRACT NO. 3:

Land in Davidson County, Tennessee, being Lot No. 36 and the North 10 feet of Lot No. 35 on the Map of Addition of D. T. McGavock's Estate, as of record in Plan Book 1, page 33, Chancery Court at Nashville.

Said lot and part of said lot adjoin and front together 60 feet on the east side of 8th Avenue North and run back between parallel lines, 150 feet to an alley.

Tracts l, 2 and 3 above are improved properties known as 1200 Eighth Avenue North, Nashville, Tennessee.

TRACT NO. 4:

Being the northerly 50 feet of Lot No. 116 in D. T McGavock's First Addition to Nashville, as of record in Book No. 10, pages 606 to 609 inclusive, of the Register's Office for said County.

Said part of said Lot No. 116 fronts 50 feet on the westerly side of Seventh Avenue North, formerly Vine Street, and runs back between parallel lines 152 feet to an alley.

Tract No. 4 is improved property known as 1203 and 1205 Seventh Avenue North, Nashville, Tennessee.

TRACT NO. 5:

Being the North one-half of Lot No. 117, in D. T. McGavock's First Addition, a plan of which is of record in Book 10, page 606, Register's Office for said county.

Said part of Lot No. 117 fronts 50 feet on the west side of 7th Avenue, North and runs back westwardly 150 feet, more or less, to an alley.

Tract No. 5 is improved property known as 1209 Seventh Avenue North, Nashville, Tennessee.

TRACT NO. 6:

Being the westerly part of Lot No. 2 and all of Lots Nos. 3 and 4 on the plan of Adams' Subdivision of Lot No. 222 in McNairy's West Nashville Lots, as of record in Book 57, page 36, Register's Office for said County, described together as follows:

Beginning on the southerly margin of Broadway, formerly Broad Street, at the northwest corner of the property conveyed to A. G. Adams, Jr. by deed from A. G. Adams, Sr., of record in Book 110, page 96, said Register's Office; thence with the southerly margin of Broadway, westwardly 131 feet 6 inches to the corner of Lots Nos. 4 an 5; thence with the line between said two lots, southwardly 125 feet 9 inches to the northerly margin of an alley; thence with said alley, eastwardly 104 feet 9 inches to the southwest corner of said Adams' property; thence with the westerly line of same, northwardly 146 feet, more or less, to the beginning.

Tract No. 6 is improved property known as 1607 Broadway, Nashville, Tennessee.

Tracts 1-6 being the same property conveyed to Third National Bank in Nashville, Trustee, by Warranty Deed from H.G. Hill Realty Company, as of record in Book 4668, page 719, Register's Office for Davidson County, Tennessee.

The legal descriptions above are the same as those contained in the previous deed of record.

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

IN TESTIMONY WHEREOF, this instrument has been executed by the Grantor, this the 9th day of February, 1994.

Attested by:

Nancy Craig

Title: ASSISTANT VICE PRESIDENT AND TRUST REAL ESTATE OFFICER

THIRD NATIONAL BANK, TRUSTEE

By: [signature]

Title: ASSISTANT VICE PRESIDENT AND TRUST REAL ESTATE OFFICER

Trust Under Agreement with H.G. Hill f/b/o Mrs. Elizabeth Hill Penick dated 8/10/35

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public in and for the County and State aforesaid, personally appeared DAVID P. ROGERS with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who upon oath acknowledged himself to be a ASST. V. P. & TRUST REAL ESTATE OFFICER of THIRD NATIONAL BANK, TRUSTEE, the within named bargainor, a Tennessee corporation, and that HE as such ASST. V. P. & TRUST REAL ESTATE OFFICER, being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by HIMSELF as —. ASST. V. P. & TRUST REAL ESTATE OFFICER of said corporation.

Witness my hand and seal, at office in NASHVILLE Tennessee, this the 9TH day of FEBRUARY, 1994.

NOTARY PUBLIC

[signature]

My Commission Expires: 9-24-94

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public in and for the County and State aforesaid, personally appeared NANCY CRAIG, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who upon oath acknowledged HER self to be a ASST. V. P. & TRUST REAL ESTATE OFFICER of THIRD NATIONAL BANK, TRUSTEE, the within named bargainor, a Tennessee corporation, and that SHE as such ASST. V. P. & TRUST REAL ESTATE OFFICER, being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by HERSELF as — ASST. V. P. & TRUST REAL ESTATE OFFICER of said corporation.

Witness my hand and seal, at office in NASHVILLE Tennessee, this the 9TH day of FEBRUARY, 1994.

NOTARY PUBLIC
Belva P. Grace

My Commission Expires: 9-24-94

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

I, hereby swear or affirm that to the best of affiant's knowledge, information, and belief, the actual consideration for this transaction is $-0-.

Affiant

Subscribed and sworn to before me,
this the 11 day of February, 1994.

Notary Public

My Commission Expires:
7-27-96