Form No. WD-6

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FROM BOOK 9431 PAGE 82

FROM
Norman E. Bain, Jr.

James C. Vance, Trustee

AND

TO James C. Vance, Trustee

TO Norman E. Bain, Jr., and wife, Lynn R. Bain

QUITCLAIM DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Norman E. Bain, Jr. et ux Lynn R. Bain	SAME	Map 112
Route 1, Box 270-A Sears Road (NAME)	(NAME)	Parcels 99 &
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	129
Pegram, TN 37143		
(CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	

THIS INSTRUMENT WAS PREPARED BY

Mail→ James C. Vance, Attorney
237 Old Hickory Boulevard
Nashville, TN 37221

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS

$ 0.00 Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29th DAY OF July, 1994.

Notary Public

MY COMMISSION EXPIRES: July 22, 1997

(AFFIX SEAL)

FOR AND IN CONSIDERATION of love and affection (and no monetary consideration) and for the express purpose of making a re-conveyance to create a tenants by the entirety

~~We~~ I, NORMAN E. BAIN, JR.

by these presents do hereby quitclaim and convey any interest I have in said property unto James C. Vance, Trustee, his successors and assigns, the following described tract or parcel of land, to wit:

SEE ATTACHED LEGAL DESCRIPTION MARKED "EXHIBIT A"

5821 08/08 0101 03CHECK 12.00

94 AUG -8 PM 12:04

79275

DEEDS REGISTER'S OFFICE

This is ~~unimproved~~ ( ) improved (X) property, known as Route 1, Box 270-A Sears Road Pegram, TN 37143
(House Number) (Street) P. O. Address: (City or Town) (Postal Zone)

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

And now, I, the said James C. Vance, Trustee, for the express purpose of carrying out the intent of this conveyance, as above set out, do hereby quitclaim and convey ~~unto~~ my interest I have as Trustee in said property unto Norman E. Bain, Jr. and wife, Lynn R. Bain

their heirs and assigns, the same property hereinabove described and set forth, to which reference is here made, and said property is conveyed subject to the same limitations, restrictions and encumbrances as may affect the premises, as above set forth.

IN WITNESS WHEREOF we have hereunto set our hands on this the 29th day of July, 1994.

NORMAN E. BAIN, JR.

JAMES C. VANCE **Trustee.**

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Laura Hallbutton, **a Notary Public in and for said County and State, the within named,** NORMAN E. BAIN, JR., **the Bargainors, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.**

WITNESS my hand and official seal at Nashville, Tennessee, this 29th **day of** July, **19** 94

Laura Hallbutton **Notary Public.**

My commission expires: July 26 '97

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Laura Hallbutton, **a Notary Public in and for said County and State, the within named** JAMES C. VANCE, **Trustee, the bargainor, with whom I am personally acquainted, and who acknowledged that he, as Trustee, executed the within instrument for the purposes therein contained.**

WITNESS my hand and official seal at Nashville, Tennessee, this 29th **day of** July, **19** 94

Laura Hallbutton **Notary Public.**

My commission expires: July 26 '97

LEGAL DESCRIPTION

Land in Davidson County, Tennessee, described as follows:

TRACT I: Beginning at a point in the center of Sears Road, said point being located 880.28 feet in a northerly direction from the intersection of Sears Road and Old Charlotte road, and being the southwest corner of the herein described tract; thence with the center of Sears Road, the following two (2) calls: North 32 deg. 38' 22" West 152.70 feet, North 65 deg. 00' 00" West 152.02 feet to a point in the center of Sears Road, said point being the southwest corner of ryan and the northwest corner of the herein described tract; thence with Ryan's line North 77 deg. 59' 55" East 626.17 feet to a point, said point being the northwest corner of Tract 1; thence with Tract 1, South 3 deg. 00' West 351.64 feet to a point, said point being the southeast corner of the herein tract; thence North 85 deg. 41' 57" West 375.0 feet to the point of beginning, containing 3.05 acres, more or less.

TRACT II: A tract or parcel of land lying almost within Davidson County, Tennessee, a small portion of which lies within the 12th Civil District of Cheatham County, Tennessee to be described as follows:

Beginning at a railroad spike in the center of Sears road, said point being 880.28 feet, more or less, North of Old Charlotte Road; thence along said Road N 32 deg. 38' 22" W 152.70 feet to a railroad spike 7 feet North of the center of said Road; thence N 65 deg. W 152.02 feet to a point in the center of said Road; thence with a line common to a 7.05 acres, more or less, tract N 77 deg. 59' 55" E 893.66 feet to a point; thence N 3 deg. E 115 feet to a point; thence S 86 deg. 09' 49" E 340.00 feet crossing a TVA easement to a point in said easement; thence S 3 deg. W 544.50 feet to a point; thence N 85 deg. 41' 57" W 973.50 feet to the point of beginning and containing 9.602 acres, more or less.

Included in the above description, but expressly excluded from that property known as Tract No. II herein, is 3.05 acres, more or less, particularly described in that deed from Beverly A. Bain to Norman E. Bain, of record in Book 8130, page 194, Register's Office for Davidson County, Tennessee; Tract No. II herein containing 6.552 acres, more or less.

Being the same property conveyed to Norman E. Bain, Jr. by quitclaim deed from Beverly A. Bain, of record in Book 8130, page 194, Register's Office for Davidson County, Tennessee.

"EXHIBIT A"