ADDRESS NEW OWNERS AND SEND TAX STATEMENTS:
John Coode Beasley, Jr.
401 Revere Lane
Franklin, TN 37064

BOOK 9683 PG 261

THIS INSTRUMENT PREPARED BY:
HOFSTETTER & HOFSTETTER, ATTORNEYS
Suite 500, 230 Fourth Avenue North
Nashville, TN 37219

PARTITION DEED

WHEREAS, Bedelia Coode Beasley died on February 17, 1990, leaving a Last Will and Testament which is of record in Will Book 170, Page 8, Probate Court Clerk's Office for Davidson County, Tennessee, wherein she devised the hereinafter described parcel of real estate to her son, John Coode Beasley, and O. B. Hofstetter, Jr., Trustee, in equal shares; and,

WHEREAS, John Coode Beasley has since died, leaving a Last Will and Testament of record in Will Book 194, Page 611, Probate Court Clerk's Office for Davidson County, Tennessee, wherein he devised his entire estate to his three children, John Coode Beasley, Jr., Mary Bedelia Beasley and Catherine Lee Beasley O'Bryan; and,

WHEREAS, the parties hereto have decided to divide said property, each conveying all their right, title and interest in certain parcels to the other.

NOW, THEREFORE, in order to make a division of said properties, the undersigned, for and in consideration of the sum of TEN AND 00/100 (10.00) Dollars, cash and other good and valuable consideration, the receipt of all of which is hereby acknowledged, **I, O. B. Hofstetter, Jr., Testamentary Trustee** under the will of Bedelia Coode Beasley, have bargained and sold, and by these presents do transfer and convey unto **John Coode Beasley, Jr., Mary Bedelia Beasley and Catherine Lee Beasley O'Bryan**, the Grantees herein, their heirs and assigns, a one-half undivided interest in certain tracts or parcels of land in Davidson County, State of Tennessee, described as follows:

Tract I:
Map-Parcel 119-09-0 120.00
Field Book 06DA 27610
Improved property presently known as 2825 Nolensville Road, Nashville, TN 37211

Land in Davidson County, Tennessee, eing the westerly part of Lots Nos. 1 and 2 on the Plat of McLean's Subdivision, as of record in Book 421, Page 130, Register's Office for said County, described as follows:

BEGINNING on the northerly margin of Thompson Lane at a point 60 feet west of the westerly margin of the Nolensville Road, said point being the southwest corner of the property conveyed to William A. Beasley, Jr. and wife, by deed from nancy J. Drye, of record in Book 1025, Page 237, said Register's Office; thence with the northerly margin of said Lane, westwardly 135 feet, more or less, to the easterly margin of an alley; thence with said alley, northwardly 40 feet to the corner of Lots Nos. 2 and 3; thence with the line between said two lots, eastwardly 104 feet to a point 58 feet west of the westerly margin of the Nolensville Road, said point being the

northwest corner of said Beasley property; thence with the westerly line of same, southwardly 100 feet, more or less, to the beginning.

Tract II:
Map-Parcel 119-09-0 121.00
Field Book 06DA 17418
Improved Property known as 2825 Nolensville Road, Nashville, TN 37211.

A certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being parts of Lots Nos. 1 and 2 on the Plan of the McLean Subdivision, as of record in Book 421, Page 130, Register's Office for said County.

Said parts of said Lots front 130 feet on the westerly side of the Nolensville Road and run back between lines 58 feet on the north line and 60 feet on the south line, along the northerly margin of Thompson Lane or Road, to a dead line in the rear on which they measure --- feet.

Tract III:
Map-Parcel 083-05-0 198.00
Field Book 23W 00195
Improved property known as 721 Gallatin Avenue, Nashville, TN 37206.

Being the northerly 26-1/2 feet of Lot No. 10 and the southerly 23-1/2 feet of Lot No. 11 on the plan of Edgewood, as of ecord in Book 332, Page 73, Register's Office for Davidson County, Tennessee.

Said parts of Lots Nos. 10 and 11 front together on the eaterly side of Gallain Pike, and run back between parallel lines 170 feet to an alley.

Said three Tracts being part of the same property devised to O. B. Hofstetter, Jr., Trustee, and John Coode Beasley, under the will of Bedelia Coode Beasley, of record in Will Book 170, Page 8, Probate Court Clerk's Office for said County; the said John Coode Beasley having since died, and devised his entire estate to his three children, John Coode Beasley, Jr., Mary Bedelia Beasley (formerly Armistead) and Catherine Lee Beasley O'Bryan, by Will of record in Will Book 194, Page 611, Probate Court Clerk's Office for said County.

This conveyance is made subject to such easements, limitations, restrictions and encumbrances of record as may affect the premises.

Taxes for 1995 are to be assumed by Grantees.

To have and to hold the said one-half interest in said tracts or parcels of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns forever. And I do covenant with the said Grantees that I am lawfully seized and possessed of said one-half interest in said land in fee simple, have a good right to convey it, and the same is unencumbered.

And I do further covenant and bind myself, my heirs and representatives to warrant and forever defend the title to the said one-half undivided interest in said land to the said GRANTEES, their heirs and assigns against the lawful claims of all persons, whomsoever.

WITNESS my hand this 25th day of May, 1995.

O. B. Hofstetter, Jr.,
Testamentary Trustee u/w/o
Bedelia Coode Beasley

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer or value of property (whichever is greater) is $ -0- .

O. B. Hofstetter, Jr.

Sworn to and subscribed before me, this 25th day of May, 1995.

Eunice Miller
Notary Public

Commission expires 5-24-97

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned a Notary Public in and for said County and State, the within named, **O. B. Hofstetter, Jr., Trustee**, 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 May, 1995.

Notary Public Eunice Miller

Commission expires 5-24-97

95 MAY 30 AM 8:20

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IDENTIF. & REFERENCE

05/30 0101 03CHECK 12.00