THIS INSTRUMENT WAS PREPARED BY:
JOSEPH B. PITT, JR., ATTORNEY
315 DEADERICK STREET, SUITE 105
NASHVILLE, TN 37238-0105

Box 35

(4)

BOOK 9722 PG 332

File No: 00276473

QUITCLAIM DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Robert S. McAdams	F.T.B. Mortgage Services	Map 144-00
[NAME]	[NAME]	
6205 Hillsboro Road	P. O. Box 780569	Parcel 70
[STREET ADDRESS OR ROUTE NUMBER]	[STREET ADDRESS]	
Nashville, TN 37215	Dallas, TX 75378	
[CITY] [STATE] [ZIP]	[CITY] [STATE] [ZIP]	

FOR AND IN CONSIDERATION of One dollar ($1.00), cash in hand paid, the receipt of which is hereby acknowledged, Alda Rae McAdams and husband, Robert S. McAdams

by these presents do hereby quitclaim and convey unto Robert S. McAdams and wife, Alda Rae McAdams successors and assigns, all their right, title and interest in and to the following described tract of land:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF.

8138 07/05 0101 03CHECK 12.00

00076346
IDENTIF. & REFERENCE

95 JUL -5 PM 1:57
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

STATE OF Tennessee }
COUNTY OF Davidson } The actual consideration or value whichever is greater, for this transfer is $ -0-

Subscribed and sworn to before me, this the 26TH day of JUNE, 19 95

Affiant 6/26/95

My Commission Expires: 11-10-97 [Affix Seal]

Notary Public

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

Witness their hand(s) this 26TH day of JUNE, 19 95, the corporate party, if any having caused its name to be signed hereto by its duly authorized officers on said day and date.

Alda Rae McAdams

Alda Rae McAdams

Robert S. McAdams

Robert S. McAdams

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STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me Linda V. Jones, a Notary Public in and for said County and State Alda Rae McAdams and husband, Robert S. McAdams

the within named bargainor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Davidson COUNTY, Tennessee, this 26TH day of JUNE, 19 95.

Linda V. Jones
Notary Public

Commission expires 11-10-97

LINDA V. JONES NOTARY PUBLIC AT LARGE WILSON CO. TENN.

QUITCLAIM DEED

AND

Compliments of
Chicago Title Insurance Company
First Floor - First American Center
Phone 225-4631
NASHVILLE, TENNESSEE 37238

Chicago Title Insurance Company
2000 Richard Jones road
Nashville, Tenn. 37215
Phone 298-2627

EXHIBIT "A"

A tract of land in the 7th Civil District of Davidson County, Tennessee, described according to boundary surveys by Turner Engineering Co., Inc., dated November 15, 1984 and September 5, 1985, and with reference to recorded subdivision plats and instruments of conveyance hereinafter mentioned, as follows:

Beginning at a point in the easterly line of Chickering Estates, Section 1, of record in Book 2663, page 87; said point being North 11° 49' 06" West .96 feet from an iron pin set in concrete, said pin being at the easternmost corner of Lot 20 on the plan of Chickering Estates, Section 1; thence with the boundaries of said Chickering Estates, Section 1, North 11° 49' 06" West a distance of 382.04 feet to another iron pin set in concrete, and South 89° 16' 57" East a distance of 35.22 feet to a concrete monument, and South 83° 19' 18" East a distance of 34.63 feet to a concrete monument at the southwest corner of Lot 17 on the plan of Chickering Estates, Section 3, of record in Book 4460, page 148; thence with the south line of said Lot 17, South 82° 48' 30" East a distance of 485.45 feet to an iron pin at the southwest corner of Lot 16 on said plan of Chickering Estates, Section 3; thence with the south line of said Lot 16 and said line extended, South 82° 48' 30" East a distance of 558.18 feet to a point in the west line of Tract No. 1 conveyed to J. B. Arlt, Jr. and Gentry Hale by deed of record in Book 3966, page 604; thence with said west line of Arlt, Jr. and Hale, South 6° 47' 30" West a distance of 405.83 feet to a point in the north margin of a 50-foot private road; thence with the north margin of said road, North 71° 06' 30" West a distance of 31.8 feet to a point of beginning of a curve to the left, and along said curve having radius of 1683.9 feet a distance of 303.69 feet to a point, and North 81° 25' 30" West a distance of 213.0 feet to a point at the beginning of a curve to the right, and along said curve having radius of 100.0 feet a distance of 58.58 feet to a point at the beginning of a curve to the left, and along said curve having radius of 50.0 feet a distance of 91.75 feet to a point in a fence line; thence with said fence line, the following calls and distances: North 83° 26' 07" West 87.11 feet; North 87° 48' 10" West 30.56 feet; South 3° 46' 43" East 9.91 feet; South 88° 20' 06" West 46.22 feet; North 8° 22' 28" West 9.70 feet; North 4° 50' 04" West 9.83 feet; North 9° 09' 23" West 10.17 feet; North 13° 51' 46" West 9.89 feet; North 27° 19' 42" West 10.07 feet; North 32° 48' 00" West 10.18 feet; North 48° 16' 10" West 10.07 feet; North 55° 39' 28" West 9.9 feet; North 85° 09' 12" West 8.43 feet; South 62° 38' 57" West 9.83 feet; South 37° 09' 26" West 10.59 feet; South 26° 33' 29" West 10.03 feet; South 13° 50' 30" West 9.9 feet; North 87° 45' 16" West 87.26 feet to the point of beginning.

ALSO CONVEYED hereby is a perpetual easement in and over an existing private road for ingress and egress to and from the above described property and Hillsboro Road, a part of which private road adjoins and lies south of the above described property, and which private road is 50 feet in width, except where it widens as it enters the cul-de-sac at its terminus, and the center line of which private road is described with reference to said deed of record in Book 4373, page 410, and to the plan of Chickering Valley, of record in Book 2331, page 123, as follows:

Beginning at a point in the northwest margin of Hillsboro Road (a 100-foot right-of-way), said beginning point being South 30° 11' West a distance of 140.6 feet from a concrete monument at the southeast corner of said Chickering Valley subdivision; thence from said beginning point, North 73° 27' West a distance of 2,210.54 feet to a point of curve to the left; thence along said curve with radius of 1,658.8 feet a distance of 299.18 feet to a point of tangency; thence North 82° 47' West a distance of 295.92 feet to the center of a 50-foot radius cul-de-sac. Said easement shall be deemed to run with the hereinbefore described property and any part thereof contiguous to said private road, but said easement shall be nonexclusive to the extent that it serves as access for ingress and egress to and from Hillsboro Road and other property contiguous to said private road. Said easement and private road lie upon and across a part of the property conveyed to J. B. Arlt, Jr. and Gentry Hale by deeds of record in Book 3966, page 604, and in Book 3999, page 578, and is the same easement conveyed in the aforesaid deeds of record in Book 4373, page 10, and in Book 4514, page 299.

Being the same proeprty conveyed to Robert S. McAdams and wife, Alda Rae G. McAdams, by deed from Daniel R. Hightower, of record in Book 6647, page 694, Register's Office for Davidson County, Tennessee. Said property was conveyed to Alda Rae McAdams, by Quitclaim deed from Robert S. Madams and spouse, Alda Rae McAdams, a/k/a Alda Rae G. McAdams, of record in Book 9460, page 80, as corrected in Book 9722 page 329, Register's Office for Davidson County, Tennessee.

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED