BOOK 9746 PG 970

This Instrument Prepared By:
FRANK C. INGRAHAM, ESQ.
2100 Parkway Towers
Nashville, Tennessee 32719

FROM:
SARA C. BASS

TO:
FRANK C. INGRAHAM, TRUSTEE

AND

FROM:
FRANK C. INGRAHAM, TRUSTEE

TO:
WILLIAM B. BASS, and wife,
SARA C. BASS

QUITCLAIM DEED

Address New Owner:	Send Tax Bills To:	Map-Parcel No.
Cato A. Bass, Jr. & Margaret Bass, William Bass & Sara Bass, et al **877 Van Lear Drive** **Nashville, Tennessee 37203**	**Same**	**118-3-5**

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer is NONE.

Sara C. Bass, Affiant

Sworn to and subscribed before me this 28TH day of July, 1995.

Notary Public
My Commission Expires: July 26TH, 1997

95 AUG -1 AM 10:2[illegible]
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

IDENTIF. + REFERENCE

0084583

FOR LOVE, AND GOOD AND VALUABLE CONSIDERATION, (and no monetary consideration) for the express purpose of making a re-conveyance to create joint tenants by the entirety, I, SARA C. BASS, do hereby quitclaim and convey unto, FRANK C. INGRAHAM, TRUSTEE, his successors and assigns, the following described tract being business property:

A tract of land lying in the 29th Councilmatic District, Davidson County, Tennessee, as surveyed by Southern Land & Associates, Inc. August 26, 1975 and more particularly described as follows:

Beginning at an iron pin in the north line of Fessey Park Road as shown on the master plan of the boundary survey for Ernest Buchi of Berry Hill Industrial Park as surveyed by Southern Land & Associates, Inc., August 26, 1975, also the southeast corner of Tract "K" and the southwest corner of this described tract; thence, leaving said north line along the east line of Tract "K" and along the spur tract as follows: North 04 degrees 32 minutes 13 seconds East 87.03 feet to an iron pin; thence, with a curve to the right (Radius = 383.06 feet) 139.26 feet to an iron pin; thence, leaving said spur tract along the East Line of Tract "K" North 64 degrees 30 minutes 29 seconds West 6.00 feet to an iron pin; thence, North 40 degrees 18 minutes 45 seconds West 65.53 feet to an iron pin located in the South right of way of the Louisville & Nashville Railroad, being the northwest corner of this described tract; thence with said Railroad right-of-way North 49 degrees 41 minutes 15 seconds East 511.99 feet to an iron pin;

thence leaving said right-of-way South 18 degrees 03 minutes 40 seconds East 125.26 feet to an iron pin; thence, South 65 degrees 30 minutes 30 seconds West 13.58 feet to an iron pin; thence with the West boundary line of the property of record in Book 2088, page 503, South 18 degrees, 40 minutes 35 seconds East 174.41 feet to an iron pin located in the North line of Fessey Park Road; thence, with said North line as follows; South 65 degrees 48 minutes 58 seconds West 10.92 feet to an iron pin; thence, with a curve to the left (Radius = 200.00 feet) 56.46 feet to an iron pin; thence, South 49 degrees 38 minutes 33 seconds West 400.37 feet to an iron pin; thence, with a curve to the right (Radius = 75.00 feet) 48.36 feet to an iron pin; thence, South 86 degrees 35 minutes 13 seconds West 61.27 feet to the point of beginning, containing 3.21 acres, more or less.

TOGETHER with a non-exclusive easement for ingress and egress described as follows:
Beginning at an iron pin in the northerly margin of Berry Road, said pin being located South 72° 06' 20" West 169.73 feet from the southwest corner of the Bransford House Apartments property of record in Book 4750 page 175, Register's Office for Davidson County, Tennessee; thence following the easterly margin of said road around a curve to the right (Radius = 25 feet) 49.59 feet to an iron pin; thence, following the easterly margin of Fessey Park Road, North 3° 24' 47" West 698.59 feet to an iron pin thence, along the southerly margin of Fessey Park Road, North 86° 35' 13" East 259.25 feet to another iron pin; thence, curving northeasterly (Radius = 125 feet) 80.60 feet to an iron pin; thence following the southerly margin of said Fessey Park Road North 49° 38' 33" East 400.37 feet to an iron pin; thence curving southeasterly (Radius = 150 feet) 42.34 feet to an iron pin; thence North 68° 47' 32" East 610 feet to an iron pin; thence North 18° 40' 35" West 50.23 feet to another iron pin; thence following the northerly margin of Fessey Park Road, south 68° 47' 32" West 10.92 feet to an iron pin; thence curving southwesterly (Radius = 200 feet) 56.46 feet to an iron pin; thence South 49° 38' 33" West 400.37 feet to another iron pin; thence curving northwesterly (Radius = 25 feet) 48.36 feet to an iron pin; thence south 86° 35' 13" West 329.25 feet along the northerly margin of said road to an iron pin; thence South 3° 24' 47" East 727.15 feet along the westerly margin of said road to an iron pin; thence curving southeasterly (Radius = 25 feet) 20.58 feet to an iron pin thence curving southwesterly (Radius = 25 feet) 20.58 feet to another iron pin; thence South 3° 24' 47" East 31 feet to a point in the northerly margin of said Berry Road, said point being the intersection of the westerly margin of said Fessey Park Road with Berry Road, thence North 72° 06' 20" East 88.05 feet to the point of beginning.

Being the same property conveyed to Sara C. Bass by deed from William B. Bass of record in Book 8294, Page 11, Register's Office for Davidson County, Tennessee.

This is improved property known as Fessey Park, Nashville, Tennessee.

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

AND now, I, the said FRANK C. INGRAHAM, TRUSTEE, for the express purpose of carrying out the intent of this conveyance, as above set out, do hereby quitclaim and convey unto WILLIAM B. BASS, and wife, SARA C. BASS, 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 out hands on this the 28TH day of July, 1995.

SARA C. BASS

FRANK C. INGRAHAM, TRUSTEE

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Bonnie J. Lee a Notary Public in and for said County and State, the within named SARA C. BASS, the bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and seal, at office in Nashville, Tennessee, this the 28TH day of July, 1995.

Bonnie J. Lee
NOTARY PUBLIC
My Commission Expires: July 26TH, 1997

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Bonnie J. Lee a Notary Public in and for said County and State, the within named FRANK C. INGRAHAM, 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 seal, at office in Nashville, Tennessee, this the 28TH day of July, 1995.

Bonnie J. Lee
NOTARY PUBLIC
My Commission Expires: July 26TH, 1997

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