FROM

BENNIE EDWARD BLACKWELL **AND**

TO **BENNIE EDWARD BLACKWELL AND WIFE, KIM BLACKWELL**

FROM

J. PHILLIP JONES, TRUSTEE

TO **RANDELL T. BLACKWELL AND WIFE, REGINA T. BLACKWEL**

QUITCLAIM DEED

Address New Owner:	Send Tax Bills To:	Map-Parcel Number
2294 INGRAM ROAD	Same	TRACT I 31-0-124
WHITES CREEK, TN 37189		TRACT II 31-0-125

This Instrument Prepared By: TATUM & JONES, ATTORNEYS
2001 Charlotte Avenue, Suite 200
Nashville, TN 37203

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ -0-.

Bennie E Blackwell
Affiant

Subscribed and sworn to before me, this the 14th day of Nov. 1995.

Pamela L Burns
Notary Public
My Commission Expires: 6/23/98

FOR AND IN CONSIDERATION of love and affection (and no monetary consideration) and for the express purpose of making a re-conveyance to **BENNIE EDWARD BLACKWELL AND WIFE, KIM BLACKWELL, A ONE-HALF (1/2) UNDIVIDED INTEREST, AND RANDALL T. BLACKWELL AND WIFE, REGINA T. BLACKWELL, A ONE-HALF (1/2) UNDIVIDED INTEREST.**

I, **BENNIE EDWARD BLACKWELL AND WIFE, KIM BLACKWELL**, by these presents do hereby QUITCLAIM and convey unto **J. PHILLIP JONES, TRUSTEE**, his successors and assigns, the following described tract or parcel of land, to wit:

EXHIBIT " A " AND EXHIBIT " B "

unimproved (x)
This is improved ( ) property, known as INGRAM ROAD, WHITES CREEK, TN 37189

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

And now, I, the said **J. PHILLIP JONES, TRUSTEE,** for the express purpose of carrying out the intent of this conveyance, as above set out, do hereby QUITCLAIM and convey unto their, his/her/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 day of , 1995.

Bennie Edward Blackwell
BENNIE EDWARD BLACKWELL

Kim Blackwell
KIM BLACKWELL

J. PHILLIP JONES, TRUSTEE

BOOK 9864 PG 511

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, **BENNIE EDWARD BLACKWELL AND WIFE, KIM BLACKWELL**, the bargainor, 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 Nashville, Tennessee, this day of , 1995.

Pamela [illegible]
Notary Public

My Commission Expires: 6/23/98

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 J. PHILLIP JONES, Trustee, the bargainor, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) 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 day of , 1995.

Pamela A. McGowan
Notary Public

My Commission Expires: 9-27-97

PICK-UP

0124626
IDENTIF. # REFERENCE

95 NOV 20 PM 12:29
FELIX Z. WILKERSON REGISTER
DAVIDSON COUNTY, TN.

EXHIBIT "A"

BOOK 9861 PG 512

LEGAL DESCRIPTION

LAND in Davidson County, Tennessee, being One (1) Tract of land in the 10th, formerly the 22nd, Civil District of Davidson County, Tennessee, described as follows: BEGINNING at an old Beech tree on Bluff of northwest corner; thence South 73 degrees West, 160 feet to an iron pin in the center of Ingram Road (County Road); thence following center of road East to another iron pin in center of road adjoining Masters' Place, reached by following descriptions from first pin, South 70 degrees 50 minutes East 85 feet, North 84 degrees 30 minutes East 165 feet, North 66 degrees East 200 feet, North 64 degrees 45 minutes East 455 feet, North 83 degrees East 200 feet, North 82 degrees 30 minutes East 51-6/10 feet, to a second iron pin in center of road in West line of a 15 acre tract conveyed to W. R. Masters and wife, et al, by deed from William J. Hagewood and wife, of record in Book 2083, page 101, said Register's Office; thence with their West line North 2 degrees 15 minutes East 539-7/10 feet to an intercorner of said 15 feet acre tract; thence with their South line South 82 degrees 30 minutes West 410 feet, their southwest corner; thence with their West line North 2 degrees 15 minutes East 705 feet to a point in Bratton's line; thence along Bratton's line South 70-1/2 degrees West 35.45 poles to a stone near the top of a ridge in the East line of the Old Smith tract of land; thence with said line South 5-1/2 degrees West 2.5 poles to a stake; thence South 25-1/4 degrees West 80 poles to the Beech on the Bluff at the BEGINNING, containing 29 acres, more or less.

INCLUDED BUT EXPRESSLY EXCLUDED is the following described parcel conveyed to Cody Bradley and Carl A. Williams by deed from James R. Reed and wife, Estella Carlisle Reed of record in Book 7655, page 555, Register's Office for Davidson County, Tennessee, described according to a survey by Jesse E. Walker, to-wit:

BEING a parcel of land in Davidson County, Tennessee, located on the North side of Ingram Road and East of Lickton Pike, said parcel being in the 10th Civil District and of record in the Register's Office of Davidson County, as part of Parcel 47 on County Property Map 31 and being more particularly described as follows: BEGINNING at an iron pin located on the north margin of Ingram Road 2125 feet, more or less, from the West margin of Lickton Pike, said pin being the Southeast corner of the property herein described and being the Southwest corner to Parcel 107; thence, along said margin South 82 degrees 30 minutes West a distance of 57.47 feet to an iron pin; thence, continuing along said margin South 86 degrees 00 minutes West a distance of 115.33 feet to an iron pin, said point being the Southeast corner to the remainder of Parcel 47; thence, leaving said margin severing Parcel 47, North 02 degrees 15 minutes West a distance of 493.67 feet to an iron pin in the South line of Parcel 107, said pin being the Northwest corner to the property herein described; thence, with the South line of Parcel 107, North 78 degrees 04 minutes East a distance of 175.00 feet to an iron pin, said pin being the Northeast corner to the property herein described and being an interior corner to Parcel 107; thence, with the West line of Parcel 107, South 02 degrees 15 minutes East a distance of 514.33 feet to an iron pin, the BEGINNING, containing 2.0 acres, more or less, and being a portion of the property conveyed to James R. Reed, Single, in Deed Book 2393, page 257, said Register's Office.

FURTHER INCLUDED BUT EXPRESSLY EXCLUDED is the following described property, to-wit:

LAND in the Tenth (10th) Civil District of Davidson County, Tennessee, on the Final Plat of J.R. Reed S/D, of record in Book 6900, page 898, Register's Office for Davidson County, Tennessee, and being more particularly described according to a survey made by Jesse Walker, RLS, PE, dated May 11, 1989, as follows:

BEGINNING at an iron pin located on the North margin of Ingram Road, 1379 feet, more or less, from the West margin of Lickton Pike, said pin being the Southwest corner of the property herein described and being a new corner of the remainder of Parcel 47; thence, leaving said margin and severing Parcel 47, North 10 degrees 59 minutes 40 seconds West a distance of 454.56 feet to an iron pin, said pin being the Northwest corner of the property herein **

** SEE EXHIBIT "B" CONTINUATION OF LEGAL DESCRIPTION

EXHIBIT "B"

CONTINUATION OF LEGAL DESCRIPTION

described and being a new corner of the remainder of Parcel 47; thence, continuing to sever Parcel 47, North 78 degrees 04 minutes 00 seconds East a distance of 188.60 feet to an iron pin, said pin being the Northeast corner of the property herein described and being a new corner of the remainder of Parcel 47; thence, continuing to sever Parcel 47, South 10 degrees 59 minutes 40 seconds East a distance of 466.33 feet to an iron pin on the North margin of Ingram Road, said pin being the Southeast corner of the property herein described and being a new corner of the remainder of Parcel 47; thence, continuing along said margin, South 79 degrees 00 minutes 20 seconds West a distance of 9.54 feet to an iron pin at the beginning of a curve to the right; thence, continuing along said margin with a curve to the right (said curve having a radius of 1850 feet, a delta angle of 05 degrees 33 minutes 13 seconds, a chord bearing of South 81 degrees 46 minutes 57 seconds West and a chord distance of 179.25 feet) a distance of 179.32 feet to an iron pin, the point of BEGINNING, containing 2.00 acres, more or less.

BEING the same property conveyed to Ronald A. Jacobs, unmarried by deed from Randall Blackwell and wife, Regina T. Blackwell, and Bennie Edward Blackwell, of record in Book 7844, page 649, Register's Office for Davidson County, Tennessee.

AND ALSO INCLUDED BUT EXPRESSLY EXCLUDED is the following described property, to-wit:

TRACT I
LAND in Davidson County, Tennessee, being Lot No. 1 on the plan of Blackwell Subdivision, of record in Book 6900, page 937, Register's Office for said County.

SAID Lot No. 1 fronts 154.65 feet on the northerly margin of Ingram Road and extends back 493.67 feet on the easterly line and 472.32 feet on the westerly line to a dead line in the rear, measuring 210 feet thereon.

TRACT II

LAND in Davidson County, Tennessee, being Lot No. 2 on the plan of Blackwell Subdivision, of record in Book 6900, page 937, Register's Office for said County.

SAID Lot No. 2 fronts 177.09 feet on the northerly margin of Ingram Road and extends back 472.32 feet on the easterly line and 467.15 feet on the westerly line to a dead line in the rear, measuring 196.27 feet thereon.

BEING the same property conveyed to BENNIE EDWARD BLACKWELL by Deed from RANDALL T. BLACKWELL of record in Book 8294, page 506, Register of Deed for Davidson County, Tennessee and by Deed from Regina T. Blackwell of record in Book 8401, page 742, Register of Deed for Davidson Counyt, Tennessee.

KIM BLACKWELL, spouse of BENNIE EDWARD BLACKWELL, joins in this conveyance for the express purpose of relinquishing all marital rights she has in subject property.

0163 11/20 0101 01CASH 16.00