This Instrument was prepared by:

Roy A. Miles, Jr., Attorney
Suite 1545, First American Center
Nashville, Tennessee 37238-1545

BOOK 9948 PG 172

QUITCLAIM DEED

ADDRESS NEW OWNER AS FOLLOWS:

H. David and Susan Holmes
2834 Ivy Point Road
Goodlettsville, Tennessee 37072

96004 02134 0101 01048H $ 00

SEND TAX BILLS TO: Same MAP/PARCEL NUMBERS: P-O 16-20

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value for this transfer is $ None .

Charlsie S. Holmes
AFFIANT

SWORN TO AND SUBSCRIBED before me, at Nashville, Tennessee, this the 14th day of February 1996.

Janet C. Hunting
NOTARY PUBLIC

My commission expires 2/19/99

FOR AND IN CONSIDERATION of love and affection, and no monetary consideration,

I, CHARLSIE S. HOLMES, a widow,

the surviving spouse of Henry D. Holmes, Deceased, do hereby quitclaim unto

H. DAVID HOLMES and wife, SUSAN H. HOLMES,

their heirs and assigns, all of my right, title and interest in and to the following described property:

A tract or parcel of land located within the Second Civil District of Metropolitan Nashville and Davidson County, Tennessee, described according to a survey by Ralph Roberson-Surveyor, dated January 29, 1996 and being more particularly described as follows:

Beginning at an existing iron pin (RLS#697) in the south boundary line of the Walter J. Knight property in Deed Book 1272, page 38, R.O.D.C.T., being the northeast corner of the Henry D. Holmes, Jr. et ux Charlsie S. Holmes 5.10 acre tract of record in Deed Book 7859, page 36, R.O.D.C.T. and the northwest corner of the herein described tract; thence with Knight's south line generally with fence, S 83°-16'13"E, 335.93 feet to a 32 inch Oak in said fence line; thence with a new line serving the Henry D. Holmes et ux, Charlsie S. Holmes, property of record in Deed Book 5500, page 41, R.O.D.C.T., S 04°-55'-02"W, 667.89 feet to an existing iron pin in the top of a wooden fence post in the south boundary line of said Holmes property and being in the north boundary of the W. T. Binkley property; thence with the common line of Holmes and Binkley generally with fence N 87°-24'-30"W, 310.18 feet to an existing iron pin (RLS#697) at the southeast corner of said Henry D. Holmes, Jr.'s 5.10 acre tract; thence with the east line of said tract N 02°-46'-37"E, 691.58 feet to the point of beginning, containing 5.04 acres or 219,386 square feet, more or less.

Also a 20 foot wide perpetual ingress/egress easement, being an extension of the existing easement as described in Henry D. Holmes, et ux, Charlsie S. Holmes, deed of record in Deed Book 7859, pages 36 and 37, R.O.D.C.T. for the common use and benefit

of the Henry D. Holmes, Jr. property as described in Warranty Deed Book 5500, page 41, R.O.D.C.T. and the above described 5.04 acre tract and any subsequent tracts and generally following the centerline of an existing gravel drive. The centerline being described as follows:

Beginning at the centerline of the existing gravel drive where same intersects the west boundary line of the above described tract,said point being N 02°-46'-37"E, 163.11 feet from an existing iron pin marking the southwest corner of said tract; thence S 53°-57'-46"E, 145.05 feet to a point; thence N 88°-47'00"E, 192.78 feet to a point in the east boundary line of the above described tract, said point being N 04°-55'-02"E, 96.06 feet from the southeast corner of the above described tract.

Being part of the property described in deeds to Henry D. Holmes, Jr. et ux, Charlsie S. Holmes from Paul C. Stone and wife, Judy Poole Stone, of record in Book 5500, page 41, Register's Office for Davidson County, Tennessee and from Bessie Genora Sterry, Maury Leroy Sterry and Mary Ruth Sterry of record in Book 7052, page 989, Register's Office for Davidson County, Tennessee, the said Henry D. Holmes, Jr. having since died.

This is improved property, known as 2834 Ivy Point Road, Goodlettsville. Tennessee 37072.

WITNESS my hand this 14th day of February 1996, at Nashville, Tennessee.

Charlsie S. Holmes
CHARLSIE S. HOLMES

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Janet C. Windrow, a Notary public in and for said County and State, CHARLSIE S. HOLMES, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence to be the persons hereinabove named), and who acknowledged that she executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this the 14th day of February 1996.

Janet C. Windrow
NOTARY PUBLIC

My commission expires 9/19/99

JANET C. WINDROW NOTARY PUBLIC STATE OF TENNESSEE LAW

PICK-UP

96 FEB 14 PM 2:26
DAVIDSON COUNTY, TN.

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IDENTIFICATION