BOOK 10214 PG 113

Prepared by:

Eleanor T. Mead
Attorney at Law
213 North Main St.
Goodlettsville, Tn. 37072
(615) 859-7400

Mail

6176 10/03 0101 03CHECK 12.00

QUITCLAIM DEED

ADDRESS NEW OWNERS
SEND TAX BILLS TO
AS FOLLOWS:

Jack R. Jarrard, ET UX and
Nancy Ann Jarrard
178 Vulco Drive
Hendersonville, Tn. 37075

MAP/PARCEL NO.

Map 21
Parcel 77

FOR AND IN CONSIDERATION of One Dollar ($1.00) cash in hand paid, the receipt of which is hereby acknowledged, JACK R. JARRARD, wife NANCY ANN JARRARD, and DAVID E. WILSON by these presents does hereby quitclaim and convey unto THEMSELVES their successors and assigns, all their right, title and interest in and to the following tract of land:

FOR the purpose of creating one continuous piece of property from two contiguous and co-joining properties. The property is described to wit:

Beginning at an iron pin set on the southerly margin of Clarksville Highway: said point of beginning being the Northwest corner of the herein described tract and the northeast corner of the Howard A. Babb Property of record in Deed Book 4250, Page 866, Register's Office, Davidson County, Tennessee; thence with the margin of said Clarksville Highway S 75 degrees 03' 48" E 208.46' to an iron pin; thence leaving the margin of said Clarksville Highway S 28 degrees 40' 40" W 482.28' to an iron pin in the line of the said Howard A. Babb Property; thence with Babb's line the following two (2) calls; N 30 degrees 30' 00" W 182.55' to an iron; N 21 degrees 00'00' E 342.30' to the point of beginning containing 1.68 acres more or less, according to survey by J. Bruce Rainey, #823, dated March 31, 1986, and known as Job No. 86-177.

Being the same property conveyed to Howard A. Babb by deed from Jack R. Jarrard and wife Nancy Ann Jarrard and David E. Wilson of record in Book 6823, Page 205, Register's Office for Davidson County, Tennessee, then being reconveyed by Howard A. Babb to Jack R. Jarrard, wife Nancy Ann Jarrard and David E. Wilson of record in Book 8984, page 460, Register's Office, Davidson County, Tennessee.

Subject to all restrictions and easements of record.

Subject to all restrictions and easements of record.

Beginning in the center of Highway No. 112 at the Northwest corner of the property conveyed to A.G. Caldwell and wife, by deed from John C. Chambliss and wife, of record in Book 982, Page 386, Register's Office for said County; thence with Caldwell's Westerly line, Southwardly 294 fored Sycamore; thence south 16 degrees West 227 feet to Caldwell's Southwest corner; thence North 73 1/2 degrees West 64 feet to a fence post; thence South 28 1/2 degrees West 225 feet to Baxter's Northeasterly line; thence with his Northeasterly line; North 30 1/2 degrees West 677 feet to Babb's Easterly line; thence with Babb's Easterly line, North 21 degrees East 403 feet to center of said Highway; thence with the center of said highway, South 71 1/2 degrees East 524.5 feet to the beginning, containing 9.44 acres, more or less, less the following described property,

Beginning at an iron pin in the southerly margin of U.S. Hwy 41 A said point being the northeast corner of the property conveyed to Jack R. Jarrard and D. E. Wilson as recorded in Deed Book 679 page 865, R.O.D.C. Tennessee and the northwest corner of the property conveyed to A.G. Putman as recorded in Deed Book 6085, page 884 R.O.D.C. Tennessee thence with the common line between Jarrard and Putman south 15 degrees 09'40" west 260.05 feet, then south 09 degrees 09'03" West 228.31 feet, thence south 43 degrees 48' 30" west 64.00 feet, thence south 23 degrees 19'57" west 204.96 feet, thence north 30 degrees 15'00" west 128.00 feet, thence north 22 degrees 49'43" east 703.26 feet to an iron pin in the southerly margin of U.S. 41A directly opposite the intersection of Chambliss Road, thence with the southerly right of way south 67 degrees 05'50" east 117.82 feet to the point of beginning, all corners being marked by an iron pin according to survey by Donald W. Fortner, Tenn. R.L.S. #1072 dated September 14, 1996. Recorded Book 6790 page 865 and is identified on Tax Map 21 as Parcel 77 and contains 2.53 acres more or less.

Said original 9.44 acres tract therefore becoming 5.11 acres, and the two continuous tracts now containing 5.11 acres more or less.

Both pieces of property being the same property conveyed to to makers by deeds of record in Book 6792, page 559, Book 6790, page 861, Register's Office for Davidson County, Tennessee. Under the last will and testament of Van Buren Wilson,Sr. on Will Book 50 on page 73 Clerk's Office for Probate Court for Davidson County, Tennessee.

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

Witness my hand this 30th day of September, 1996.

Jack R. Jarrard

Jack R. Jarrard

Nancy Ann Jarrard

Nancy Ann Jarrard

David E. Wilson

David E. Wilson

0232517
IDENTIFICATION REFERENCE

96 OCT -3 AM 10:50
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

Personally appeared before me, Eleanor T. Neal, Notary Public in and for said County and State, Jack R. Jarrard, Nancy Ann Jarrard, David E. Wilson the within named bargainors, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, this 30th day of September, 1996.

Eleanor T. Neal
NOTARY PUBLIC

My Commission expires: 5-24-97

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer, is none

Nancy Ann Jarrard
Affiant

Subscribed and sworn to before me, this the 30th day of September, 1996.

Eleanor T. Neal
Notary Public

My Commission Expires: 5-24-97