THIS INSTRUMENT PREPARED BY:
MARTHA CHILD, ATTORNEY AT LAW
4220 Nolensville Road, Nashville, TN. 37211
(615) 834-4300

QUITCLAIM DEED

New Owner:	Send Tax Bills:	Map & Parcel Nos.
Robert Cothern	Same	173
14656 Old Hickory Blvd.	Same	
Antioch, TN. 37013	Same	36

For and in Consideration of One Dollar ($1.00), cash in hand paid, the receipt of which is hereby acknowledged, I Bertha Russell, a widow, hereby quitclaim her undivided 12½% interest, which Bertha Russell inherited from her mother Emma Spillman Cothern, by these presents do hereby and convey unto Robert Cothern, his successors and assigns, all my right, title and interest in and to the following described tract of land:

A tract of land in the 5th, formerly 7th Civil District of Davidson County, Tennessee.

Beginning at a stone on the west side of branch and a short distance west of the spring; thence south 26-1/2° east 35.12 poles to a large beech marked A.H., and other letters, and also a corner in John Roller's north boundary; thence north 84 1/2° east 118.5 poles to a black gum on Burnett Brothers' west boundary line; thence north 1° east 108 poles to said stone planted about one pole, north of a stone near a gum 15 links from a beech marked with the letters W.H.E.; thence south 88-1/3° west coming into the field at 16 poles, in all 154.75 poles to a stone in the center of the spring; thence up the meanders of said branch, southwardly and with Permelia Weir's east boundary line, passing a white oak at 24 poles, 88.32 poles in all to a stone in a corner of said Weir's; thence north 66-1/2° east 1.4 poles to the beginning, containing 99 acres, more or less.

And including and excluding from the boundaries thereof a strip of ground off the southwesterly corner of said 99 acre tract conveyed by J.M.Peebles and wife, to William Watson, by deed dated August 27, 1918, not yet of record. Said strip of ground containing about 1½ acres. Also excluded a tract of land containing 0.27 acres condemned by Davidson County, for the purpose of reconstructing Hobson Pike, as set out and described in Minute Book 31, page 551, Second Circuit Court, in the cause of Davidson County vs. W.L. Scott.

Said conveyance is subject to the following restriction:
A family graveyard with right of ingress and egress for burial purposes, mentioned in the deed from J.M. Peebles and wife, to J.B. Wright, of record in book 542, page 485, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Mrs. Emma Spillman Cothern by deed from Posey Rose Scott and husband

William Kyle Scott, of record in book 1558, page 599, Register's Office for said County.

The grantor's interest in this tract of land was inherited by Bertha Russell under the terms of the Last Will and Testament of Emma Cothern, whose will is of record in the Probate Court for Davidson County, Tennessee, case number 94P-60 and is the same property described in the Affidavit of Inheritance of Real Estate, of record in Book 9922, page 603, Register's Office for Davidson County, Tennessee.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value whichever is greater, for this this transfer is $70,000.00.

+ _____
Affiant

Subscribed and sworn to before me this the 9 day of Decembe, 1996.

My Commission Expires:
1-25-97

_____
Notary Public

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

Witness my hands this the 19 day of Nov, 1996.

_____
Bertha Russell

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public, in and for said County and State, Bertha Russell, the within name 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 official seal at Nashville, Tennessee, this the 19 day of Nov, 1996.

My Commission Expires:
4-9-2000

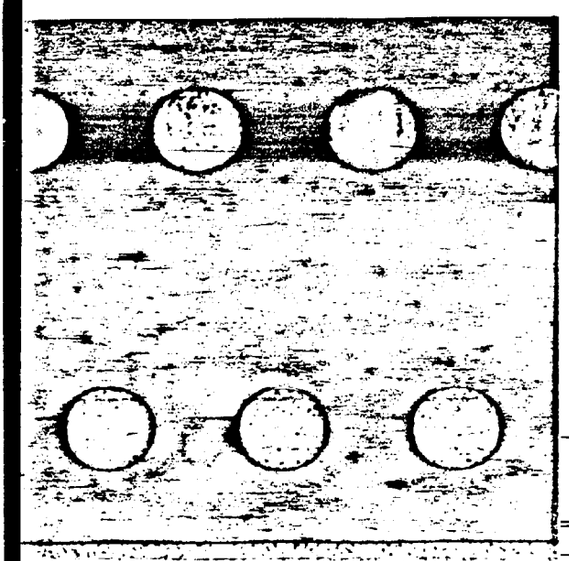
_____
Notary Public

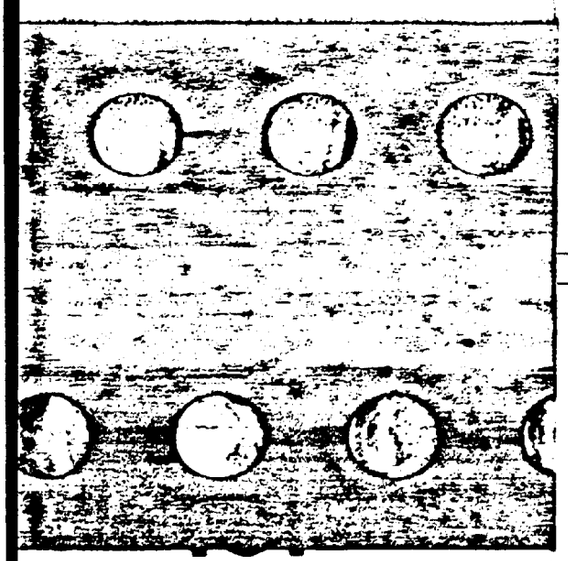
quitc-mc
sonymcplea96

0255570
IDENTIF. ↑ REFERENCE

96 DEC 13 AM 10:34
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

5360 12/13 0101 03CHECK 268.00





OFFICIAL RECEIPT
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 10289 PG 801

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT 70000.00
CON TX 259.00
PRFEE 1.00
WDEED 8.00
TOTAL 268.00
CHECK 268.00

12/13/96 01 10:36 0001 5360

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0255570
IDENTIF. ↑ REFERENCE

96 DEC 13 AM 10:34
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1097981