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IDENTIF. & REFERENCE

BOOK 10561 PG 573

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FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

This Instrument Prepared By:
THE LAW OFFICES OF K. GABRIEL HEISER
5120 Virginia Way, Suite B-13
Brentwood, TN 37027
(615) 661-0405

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS, that PAUL M. FERRELL, WILLIAM C. FERRELL, CLAUDE L. FERRELL, JR. and LAURA M. BEARD, Grantors, for and in consideration of Ten Dollars ($10.00), cash in hand paid. together with other good. valuable. and satisfactory consideration, the receipt of all of which is hereby acknowledged, does hereby bargain, sell, remise, release, quit claim, and convey their right, title, and interest in the below-described property to FERRELL REALTY, L.L.C. Said real estate is located in Davidson County, Tennessee, and is more particularly described as follows, to-wit:

A certain tract or parcel of land situated in the 4th Civil District of Davidson County, Tennessee, and being Lots Nos. 13, 14, 15, and 16 of Block "B", on a Map entitled Subdivision Map 3, of the Life & Casualty Insurance Company property at Old Hickory, Davidson County, Tennessee, recorded in Book 974 page 11, said Register's Office. Said lots Nos. 13, 14, 15, and 16 join and together front 242 feet on the northerly side of Park Circle and run back on the westerly line 165 feet and on the easterly line, with the westerly line of Park Circle 168.2 feet to a dead line, and being 274.7 thereon.

This conveyance is made subject to the following restrictions:

1. That all buildings erected on said land shall be of uniform distance from the property lines, which shall in no instance be nearer than twenty feet from said property lines.

2. No dwelling shall be constructed at a cost of less than $1250.00

3. The foregoing stipulations, covenants and conditions are and shall be binding and obligatory upon and shall be observed by the said grantees and heirs, devisees or assigns, until the first day of January 1956. And it is expressly agreed that all and every of said stipulations, covenants and conditions attach to and run with the land and shall be binding and obligatory upon all and every person or persons, who now or thereafter own, possess, occupy and use said premises or any part thereof, or any buildings or structure thereon, under any tenure whatsoever.

Sewerage Restrictions: The sewerage rights by virtue of sewer lines now on this property are not exclusive to the purchasers herein, but are hereby reserved for the common use of other Dupontonia property with full right and privilege to make any connections thereto.

The purchaser is hereby extended the privilege of connecting with the water system of Dupontonia Water Company by five connections, the same being a one-half inch water, connection, and the same is to be installed and used as provided in the Rules and Regulations of the Dupontonia Water Company. And all installation expense is to be paid and assumed by the purchaser.

Being part of the same property conveyed to CLAUDE FERRELL by deed from Cumberland Development Company, of record in Deed Book 1151, Page 212, dated May 24, 1940. Claude Ferrell is deceased.

No abstract or survey furnished for preparation of this instrument.

IN TESTIMONY WHEREOF, we have executed this instrument this the 25th day of July, 1997.

Paul M Ferrell
PAUL M FERRELL

William C Ferrell
WILLIAM C. FERRELL

Claude L Ferrell Jr
CLAUDE L. FERRELL, JR.

Laura M. Beard
LAURA M. BEARD

STATE OF TENNESSEE)
COUNTY OF Davidson)

Before me, a Notary Public in and for said state and county, duly commissioned and qualified, personally appeared PAUL M. FERRELL, WILLIAM C. FERRELL, CLAUDE L. FERRELL, JR. and LAURA M. BEARD, the within named grantors, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who upon their oath executed the foregoing instrument for the purposes therein contained, and acknowledged that they executed the same as their free act and deed.

WITNESS my hand and Notarial Seal this the 25th day of July, 1997.

NOTARY PUBLIC

My Commission Expires: My Commission Expires JAN. 27, 2001

Mail Tax Bills To:
Paul M. Ferrell
110 Paula Drive
Old Hickory, TN 37138

PARCEL I.D.

I hereby swear or affirm that to the best of affiant's knowledge, information and belief, the actual consideration for this transfer is Ten Dollars ($10.00).

Paul M. Ferrell
Paul M. Ferrell, Affiant

Subscribed and sworn to before me this the 25 day of ~~February~~ July, 1997.

NOTARY PUBLIC AT LARGE

My Commission Expires: My Commission Expires JAN. 27 2001

NOTARY PUBLIC

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