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This Instrument Prepared By:

BOOK 10586 PG 423

SCHULMAN, LeROY & BENNETT, P.C.
P. O. Box 190676
Nashville, TN 37219-0676

97 AUG 29 AM 8:58
FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TN.

IDENTIF. & REFERENCE
03426 76

FROM:	FROM:
Guy E. Bates, Sr., and wife Clara Bates	H. Michael Bennett, Trustee
	AND
TO:	TO:
H. Michael Bennett, Trustee	The Bates Family Limited Partnership

QUITCLAIM DEED

ADDRESS OF NEW OWNER	SEND TAX BILLS TO	MAP-PARCEL NOS.
Bates Family Limited Partnership 5210 Whites Creek Pike Whites Creek, TN 37189	Same	See References Herein

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

2408 08/29 0101 03CHECK 20.00

The actual consideration or value, whichever is greater, for this transfer is $ -0-.

H. Michael Bennett
Affiant

SWORN TO AND SUBSCRIBED before me this 28th day of August, 1997.

Kelly K. Mangrum
Notary Public

My Commission Expires: 11/27/99

WITNESSETH:

THAT FOR AND IN CONSIDERATION of the sum of $1.00 cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, the Parties of the First Part, Guy E. Bates, Sr. and wife, Clara Bates, quitclaim unto the Party of the Second Part, H. MICHAEL BENNETT, Trustee, all their rights, title and interests in and to the following described real estate situated in the County of Davidson and State of Tennessee, to wit:

Whites Creek Pike, Joelton, TN, Map 22 P/O Parcel 30.

TRACT 1

Land in Davidson County, Tennessee being described according to a survey by J. Bruce Rainey, Surveyor # 823, dated August 13, 1985 and known as Job # 82-210 as follows:

BEGINNING at an iron pin set on the easterly margin of Whites Creek Pike said point of beginning the southwest corner of this tract and also being the northwest corner of the Charles Harvison land of record in Book 4762 page 919 Register's Office for Davidson County, Tennessee; thence with the margin of said pike north 13° 26' 33" west 395.70' to an iron pin; thence leaving the said pike and with the line of the William C. Gifford land Phase I of record in Book 5800 page 209, Register's Office for Davidson County, north 76° 24' 4" east 304.82' to an iron pin; thence continuing with the same north 7° 49' 28" east 324.48' to an iron pin; thence south 82° 20' 58" east 200' to an iron pin; thence south 7° 49' 28" west 3.0' to an iron pin; thence south 7° 5' 46" west 673.52' to an iron pin; thence south 77° 34' 7" west 371.78' to the point of beginning containing 5.43 acres more or less.

Included in the aforementioned description but excluded for the purpose of this transaction is a portion of the property previously conveyed to William C. Gifford by deed in Book 9837 page 678 Register's Office for Davidson County, Tennessee and being more particularly described as follows:

Land in Davidson County, Tennessee being described according to a survey by Roger H. Fuqua of Reagan, Smith Associates, Surveyor #502 dated October 16, 1995 and known as Job #94-145 as follows:

Beginning at an iron pin set at the southeast corner of Lot 8 on the Plan of W. C. Gifford Commercial P.U.D. as of record in Book 6900, page 878, Register's Office for Davidson County, Tennessee; said pin being north 76° 24' 04" east, 299.82 feet from the easterly right-of-way line (as widened) of Whites Creek Pike, as measured along the common line of Gifford Plan; thence,

1. With the south line of Lots 8 and 7, Gifford Plan, north 7° 49' 28" east, 324.48 feet to an iron pin set; thence,
2. With the south line of Lot No. 7 Gifford Plan, south 82° 20' 58" east, 200.00 feet to an existing iron pin in the common corner of Lots 7 and 6 of Gifford Plan and in the west line of Billy W. Spain; thence,
3. With the west line of Spain, south 7° 49' 28" west 3.00 feet to an existing iron pin; thence,
4. Continuing with the west line of Spain, south 7° 05' 46" west 242.43 feet to an iron pin set; thence,
5. With a line severing the property of which this is a part, south 76° 24' 04" west 218.15 feet to the point of beginning and containing 57, 484 square feet or 1.320 acres.

Being part of the same property conveyed to Guy Bates and wife, Clara Bates by deed from William C. Gifford and wife, Sue Gifford of record in Book 6632, page 551, Register's Office for Davidson County. The said Guy Bates is the same person as Guy E. Bates, Sr.

TRACT 2

3531 Old Clarksville Pike, Joelton, TN, Map 22 Parcel 67.

Land in the 14th Civil District of Davidson County, TN being more particularly described as follows:

Beginning at a point in the center of the Clarksville Pike being the northeast corner of M. Reding's 10 acre tract and being the southwest corner of the land herein conveyed; thence south 11 ½ deg. west 198 feet to a stake in M. Reding's line; thence south 2 deg. west 175 feet to a stake in M. Reding's line; being the southwest corner of the land herein conveyed; thence south 75 deg. east 96 feet to a stake, thence north 13 deg. east 370 feet to the center of the Clarksville Pike; thence with the center of the said Clarksville Pike, north 75 deg. west 138 feet to the point of beginning.

Being the same property conveyed to Guy E. Bates by deed from Larry H. Snedeker, Trustee, of record in Book 6685 page 362, Register's Office for Davidson County. The said Guy E. Bates is the same person as Guy E. Bates, Sr.

TRACT 3

3525 Old Clarksville Pike, Joelton, TN, Map 22 Parcel 68.

Land in the 14th Civil District of Davidson County, TN being more particularly described as follows:

Beginning at a point in the center of Clarksville Pike, the same being 12.1 poles north 75° west from M. Reding's northwest corner; thence south 11 ½° west 198 feet to a stake; thence south 2° west 1091 feet to a stake in the north line of the Dismukes' land, also the old south line of the Joel Griffin land of which this is a part, red oak pointers; thence north 87° west 330 feet to a stake in said Dismukes' line with small red oak and chestnut pointers; thence north 2° east 980 feet to a stake, corner to Lot No. 1 in M. Reding's' line; thence south 75° east 96 feet to a stake, southeast corner of Lot No. 2; thence north 13° east 370 feet to a point in the center of the Clarksville Pike, northeast corner of lot No. 2; thence with the center of the Clarksville Pike, south 75° east 205 feet to the beginning, containing 8.14 acres, more or less.

Being the same property conveyed to Guy E. Bates by deed from Larry H. Snedeker, Trustee, by deed of record in Book 6685 page 364, Register's Office of Davidson County. The said Guy E. Bates is the same person as Guy E. Bates, Sr.

TRACT 4

3503 Old Clarksville Pike, Joelton, TN, Map 22, Parcel 71.

Land in the 14th Civil District of Davidson County, TN being more particularly described as follows:

Tract One: Beginning at an iron pin is in the center of the Clarksville Road in the Town of Joelton, TN, 157 feet from the northeast corner of M. Reding's ten-acre home tract; thence south 15 degrees 10 minutes West 90 feet to a stake; running thence parallel with the center line of the Clarksville Road north 74 degrees west, 60 feet to a stake; running thence north 15 degrees 10 minutes east, 90 feet to the center of the Clarksville Road; and running thence with the center of the line of said road south 74 degrees east 60 feet to the point of beginning.

Tract Two: Beginning at the northwest corner of the tract of land belonging to Fred Bates, of record in book 996, page 333, in the Register's Office for Davidson County, Tennessee; running thence south 15 degrees 10 minutes west 90 feet to a stake at a point in the southwest corner of the said Bates; tract of land;, heretofore conveyed to him; thence south 74 degrees east 60 feet to a stake; thence south 15 degrees, 10 minutes west 10 feet to a stake; thence north 74 degrees west 70 feet to a stake; thence north 15 degrees, 10 minutes east 100 feet to a point in the center of the Clarksville Road; thence south 74 degrees east 10 feet to the point of beginning.

Being the same property conveyed to Guy Edward Bates, Sr., and wife Clara Bates by deed from Fred Bates and wife, Donnie E. Bates of record in Book 4281 page 588, Register's Office for Davidson County, TN. The said Guy Edward Bates, Sr. is the same person as Guy E. Bates, Sr.

TRACT 5

7106 Whites Creek Pike, Joelton, TN, Map 22, Parcel 92.

Land in the 14th Civil District of Davidson County, TN, according to a survey by John Michael Sullivan, surveyor, registered engineer no. 2958, dated March 18, 1968, being more particularly described as follows:

Beginning in the center of Springfield Road, northwest corner of that part of the lot belonging to the Davidson County Board of Education, conveyed to them by T.H. Sharon and wife, by deed of record in Book 552, page 297, Register's Office for said County; thence with center of said road, north 17° west 172 feet to a point; thence north 72° 30' east 146 feet, partly with a fence; thence south 17 deg. east 172 feet with a fence; thence south 72 deg. 30 min. west 146 feet to the point of beginning.

There is an easement for right-of-way for Springfield Road and proposed alley lying within boundary of premises.

Being the same property conveyed to Guy E. Bates, Sr. and wife, Clara Groom Bates by deed from L.W. Butler and wife, Mary Butler of record in Book 4222 page 507, Register's Office for Davidson County, TN, the said Clara Groom Bates is the same person as Clara Bates.

TRACT 6

6316 Eatons Creek Road, Joelton, TN, Map 21, Parcels 23, 292, 294, 395 and 396.

Land in the 14th Civil District of Davidson County, TN being more particularly described as follows:

Tract One: Beginning at a stake in Dave McPherson's southeast corner in the center of the Nashville & Clarksville Road; thence with the center of said Road south 76 degrees east 59.46 poles to a point in center of said road, to Woodard's corner; thence north 1½ degrees east 75.14 poles to a stake, Woodard's northwest corner in Henry DeMontbreun's south line; thence with DeMontbreun's line north 86⅛ degrees west to Sobe Boyd's northeast corner; thence with said Boyd's line to Dave McPherson's northeast corner; thence with said McPherson's line south 1⅛ degrees west 32 poles to the beginning, containing 25 acres, more or less.

Tract Two: Lying on the north side of the old Clarksville Road and beginning at a point in the center of what is now a turnpike, O.W. Foster's southeast corner; thence north 1¾ degrees east 58.80 poles to a stone, J.R. Reasoner's southwest corner in O.W. Foster's line; thence south 88½ degrees east 25.28 poles to an iron stake in McMahon's south line, Geo. Hackebeil's northwest corner; thence south 1¾ degrees west with said Hackebeil's west line 64.80 poles to a point in the center of said pike; thence with the center of said pike north 76 degrees west 25.64 poles to the beginning, containing 9.84 acres.

Being the same property conveyed to Fred Bates and wife, Donnie E. Bates, by deed from George Hackebeil and wife, Emma K. Hackebeil, by deed of record in Book 1426, page 371, Register's Office for Davidson County, TN. Fred Bates predeceased Donnie E. Bates, and Donnie E. Bates died testate with her will of record in Will Book 190, page 348, Probate Court Clerk's office for Davidson County, TN, leaving her entire estate to Guy E. Bates, Sr.

AND NOW, I, the said H. Michael Bennett, Trustee, for the express purpose of carrying out the intent of this conveyance as above set out, do hereby quitclaim and convey the same property hereinabove described and set forth to which reference is hereby made, to The Bates Family Limited Partnership. Said property is conveyed subject to the same limitations, restrictions and encumbrances as may affect the premises as set forth.

IN WITNESS WHEREOF, we have hereunto set her signature, the day and date first above written.

Guy E. Bates, Sr.

Clara Bates

H. Michael Bennett, Trustee

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 Guy E. Bates, Sr., the bargainor, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal, at Nashville, Tennessee, on this the 28th day of August, 1997.

Robert D. Anderson Jr.
Notary Public

My Commission Expires: 01-20-1999

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 Clara Bates, the bargainor, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal, at Nashville, Tennessee, on this the 28th day of August, 1997.

Robert D. Anderson Jr.
Notary Public

My Commission Expires: 01-20-1999

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 H. MICHAEL BENNETT, Trustee, the bargainor, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal, at Nashville, Tennessee, on this the 28th day of August, 1997.

Robert D. Anderson Jr.
Notary Public

My Commission Expires: 01-20-1999