BOOK 10852 PG 609

PICK-UP

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Prepared by:
Monica D. Edwards, Esq
112 Stahlman Building
Nashville, Tennessee 37201

ADDRESS OF NEW OWNER:	**SEND TAX BILLS TO:**	**MAP/PACEL:**
Charlie W. Pope, Jr., et al. 1608 Emerald Drive Nashville, TN 37218	Same	92-2 106 92-6-696 & 15

AFFIDAVIT & QUITCLAIM DEED

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

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The undersigned, **CHARLIE W. POPE, JR.**, former Executor and named Trustee under the trust provisions of the Last Will & Testament of **CHARLIE W. POPE, SR.**, being duly sworn, deposes and states:

1. **CHARLIE W. POPE, SR.**, died on or about the 13th day of June, 1989, in Davidson County, Tennessee.

2. **THAT** pursuant to the terms of the Last Will & Testament of **CHARLIE W. POPE, SR.**, of record in Will Book 167, Page 551, Office of said Clerk a trust was established consisting of real estate, for the benefit of **CORNELIA POPE**, his surviving spouse, with remainder interest to his children surviving his spouse at her death.

3. **THAT** on or about the 11th day of January, 1996, **CORNELIA POPE** died.

4. **THAT** prior to the death of **CORNELIA POPE** the Pope Family Trust acquired additional real estate located at 940 31st Avenue, North, Nashville, Tennessee and 2615 Jefferson Street, Nashville, Tennessee.

5. **THAT** all of the children of the deceased, **CHARLIE W. POPE, SR.**, survived **CORNELIA POPE**. The children of **CHARLIE W. POPE, SR.**, are as follows:

CHARLIE W. POPE, JR., 1608 Emerald Drive, Nashville, TN 37218
DELORES HILL, 115 Coventry, Hercules, CA 94547
GERALDINE BROWN, 944 A 34th Avenue, North, Nashville, TN 37209
CLETIS POPE, 4738 Drakes Branch Road, Nashville, TN 37218
RICHARD POPE, 169 Brian Circle, Antioch, TN 37013

6. **THAT** all real estate initially held by the trust has been conveyed by the Trustee pursuant to the terms of the Trust, **CORNELIA POPE**, having since died.

7. **THAT** it is now the desire of the children of **CHARLIE W. POPE, SR.**, that the Pope Family Trust be completely terminated as directed by the testamentary trust provisions contained in his Last Will & Testament; **AND** it is further the desire of **CLETIS POPE** and **RICHARD POPE** that their interest in the real estate remaining in the Pope Family Trust be distributed equally among their sibblings.

8. **THAT** therefore, in accordance with the terms of the Testamentary Trust provisions of the Last Will & Testament of **CHARLIE W. POPE, SR.**, by which the Pope Family Trust was established and the desires of Cletis Pope and Richard Pope, we, **CHARLIE W. POPE, JR.**, Trustee, **CLETIS POPE** and **RICHARD POPE**, by this instrument do hereby transfer and convey unto **CHARLIE W. POPE, JR., DELORES HILL**, and **GERALDINE BROWN**, their heirs, successors and assigns, all of our rights title and interest in the following described tracts or parcels of land located in Davidson County, Tennessee, described as follows to wit:

TRACT I

BEING Lot No. 28 Block 16 on the map of George I. Waddey's Subdivision of Blocks 16 and 26 of Midway Plan, as of Record in Book 6200, Page 291, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

BEING the same property conveyed to the Pope Family Trust by deed from Jack Kemp, Secretary of Housing and Urban Development, of record in Book 8503, Page 380, Register's Office for Davidson County, Tennessee.

This is improved property known as 940 31st Avenue, North, Nashville, Tennessee 37209.

TRACT II

BEING the easterly half of Lot No. 33 on the plan showing Dr. O.H. Menees' Subdivision of Lot in Nashville, as of record in Book 57, Page 89, Register's Office for said County.

SAID part of Lot No. 33 fronts 25 feet on the southerly side of Jefferson Street and runs back between parallel lines, 170 feet to an alley.

BEING the same property conveyed to the Pope Family Trust by deed from the Estate of George Woodburry Jones and Marguerite L. Jones, of record in Book 9473, Pahe 727, Register's Office for Davidson County, Tennessee.

This is improved property known as 2615 Jefferson Street, Nashville, Tennessee 37208.

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

IN WITNESS WHEREOF, we have hereunto set our hands, on the dates written below our names.

Cletis Pope
CLETIS POPE
Date: 3-13-98

Richard Pope
RICHARD POPE
Date: 3-24-98

Charlie W. Pope
CHARLIE W. POPE, JR, Trustee
Date: 3-25-98

BOOK 10852 PG 611

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

On this the 13th day of March, 1998, before me personally appeared **CLETIS POPE**, barganor, 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.

Monica D. Davis My Commission Expires: 09/29/01
NOTARY PUBLIC

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

On this the 24th day of March, 1998, before me personally appeared **RICHARD POPE**, 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.

Jennifer B. Lovell My Commission Expires: 11/27/99
NOTARY PUBLIC

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

On this the 25th day of March, 1998, before me personally appeared **CHARLIE W. POPE, JR. Trustee**, bargainor, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that he is the named Trustee under the Testamentary Trust provisions of the Last Will & Testament of Charlie W. Pope, Sr., and that he executed the within instrument for the purposes therein contained.

Jennifer B. Lovell My Commission Expires: 11/27/99
NOTARY PUBLIC

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

I, hereby swear or affirm that the actual consideration for this transfer is **NO ($-0-) DOLLARS.**

Charlie W. Pope
AFFIANT

SUBSCRIBED and **SWORN** to before me on this the 25th day of March, 1998.

Jennifer B. Lovell My Commission Expires: 11/27/99
NOTARY PUBLIC