(Box 23)
LLH

BOOK 10960 PG 321

THIS INSTRUMENT PREPARED BY:
Baker, Donelson, Bearman & Caldwell (JTO)
Suite 1700, 511 Union Street
Nashville, Tennessee 37219

FROM: John C. Beasley, Jr., Executor
of the Estate of John C. Beasley, Sr.,
Deceased ("GRANTOR")

TO: Catherine B. O'Bryan

TO: Mary B. Beasley, and

TO: John C. Beasley ("GRANTEES")

ADDRESS NEW OWNER:
Catherine B. O'Bryan
1102 Brookmeade Drive
Nashville, TN 37204

Mary B. Beasley
1080 Little Marrowbone Road
Ashland City, TN 37015

John C. Beasley, Jr.
401 Revere Lane
Franklin, TN 37064

SEND TAX BILLS TO:
John C. Beasley, Jr.
401 Revere Lane
Franklin, TN 37064

MAP & PARCEL NOS:
143-00-0 22.00
143-00-0 23.00

93 JUN -3 PM 2:10

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RECEIVED & RECORDED

EXECUTORS DEED

John C. Beasley, Sr., died on October 10, 1994, leaving a Last Will and Testament dated October 26, 1986. The Will was admitted to probate on November 29, 1994, in the Probate Court of Davidson County, Tennessee under Docket Number 94P-1795. The Will named John Coode Beasley, Jr. as Executor. The Executor is duly qualified. All debts of the decedent have been paid. The Tennessee Inheritance Tax clearance has been received being receipt number 05956. The Executor by signing this Deed transfers his interest in the property to the beneficiaries.

Therefore, in accordance with the provisions of the Will of John Coode Beasley, John C. Beasley, Jr., Executor, does hereby transfer and assign all right, title and interest in and to the below described property as follows:

1. A One-Third (1/3) interest to Catherine B. O'Bryan;

2. A One-Third (1/3) interest to Mary B. Beasley and

3. A One-third (1/3) interest to John C. Beasley, Jr.

Parcel No. 22, being land in the 9th Civil District of Davidson County, Tennessee, being part of Tract No. 1 on the map showing division of the lands owned by Felix Page, of record in book 843, page 35, Register's Office for said County, and part of lot No. 1 on the map of Devon Farm, Estate of E. D. Hicks, of record in book 547, pages 193 and 194, said Register's Office, described according to a survey made by George W. Watkins, Surveyor, August 23, 1960, as follows:

Beginning at an iron pin in the line between Tracts Nos. 1 and 3 on said map of the division of the Felix Page lands, at the northeast corner of the property conveyed to the Nashville, Chattanooga and St. Louis Railway by deed from Horace R. Page and wife, of record in book 1316, page 284, said Register's Office, said iron pin also being located in the westerly line of the property conveyed to Mrs. Mary Page

Oakley by deed from Felix G. Page, of record in book 866, page 682, said Register's Office; thence with the northerly line of said Railroad property, south 78° 45' west 254 feet to an iron pin; thence with a staked line, north 1° west 1011 feet to an iron pin lying 250 feet westerly from said line between Tracts Nos. 1 and 3; thence with a staked and marked line and extending across the line between said Tract No. 1 and said Lot No. 1, south 89° west 820 feet to an iron pin in the easterly line of the E. D. Hicks, IV, property, also being the westerly line of the property conveyed to H. R. Page by deed from E. D. Hicks, IV, and wife, of record in book 1682, page 271, said Register's Office; thence with said Hicks' easterly line, north 1° 30' east 480 feet to a point; thence with the same, north 2° east 1204 feet to a fence along Harvey Wells' southerly line, also being the northerly line of said lot No. 1; thence with said fence along Wells' southerly line and the northerly line of said lot No. 1, south 60° 30' east 126 feet to the westerly line of said Tract No. 1; thence with a fence along said Wells' easterly line and the westerly line of said Tract No. 1, north 2° east 755 feet to a post at the northwest corner of said Tract No. 1, said post also being in the southerly line of the H. G. Hill property; thence with a downed fence along H. G. Hill's southerly line and the northerly line of said Tract No. 1, south 87° east 851 feet to an iron pin and a marked tree at the common north corner of said Tracts Nos. 1 and 3, also being the northwest corner of said Oakley's property; thence with a downed fence and continuing with a fence along the line between said Tracts Nos. 1 and 3, also being said Oakley's westerly line, south 1° east 3280 feet to the beginning, containing 58.58 acres.

Being the same real property conveyed to John Coode Beasley and wife, Catherine Lee Beasley, by deed from Marable L. Mayo and wife, Dorothy Page Mayo, of record in book 3221, page 232, Register's Office for said County.

This parcel is unimproved property known as Route 5, Highway 100, Nashville, Davidson County, Tennessee 37221.

Parcel No. 23, being part of Tract No. 1 on the map showing division of lands owned by Felix Page, of record in Book 843, Page 35, Register's office for said County, and part of lot No. 1 on the map of Devon Farm, Estate of E. D. Hicks, of record in Book 547, Pages 193 and 194, said Register's Office, described according to a survey made by George W. Watkins, Surveyor, August 23, 1960, as follows:

Beginning at an iron pin in the northerly line of the property conveyed to the Nashville, Chattanooga and St. Louis Railway by Deed from Horace R. Page and wife, of record in Book 1318, Page 284, said Register's Office, at the most southerly southwest corner of the property conveyed to Marable Mayo and wife, by deed from the Broadway National Bank and Lillian Lawrence Page, of record in Book 3134, Page 136, said Register's Office; thence with said Mayo's westerly line along a staked line, north 1° west 1011 feet to an iron pin at an inner corner of said Mayo's property; thence with said Mayo's southerly line along a staked and marked line and extending across the line between said Tract No. 1 and said Lot No. 1, south 89° west 820 feet to an iron pin in the easterly line of the E. D. Hicks, IV, property, also being the westerly line of the property conveyed to H. R. Page by deed from E. D. Hicks, IV and wife, of record in Book 1682, Page 271, said Register's Office; thence with said Hicks' easterly line along a fence, south 1° 30' west 1175 feet to an iron pin in the northerly line of the property conveyed to the N. C. and St. L. R. R. by deed from G. D. Hicks, of record in Book 1291, Page 565, said Register's Office; thence with the northerly line of said Railroad property, passing the line between said Tract No. 1 and said Lot No. 1, north 78° 45' east 876.5 feet to the beginning, containing 21 acres, more or less.

Grantors further convey a 20-foot easement for right-of-way from Highway 100 across the property conveyed to the City of Nashville, by Horace R. Page and wife,

RECORDERS MEMO
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by deed of record in Book 1562, Page 237, Register's Office for Davidson County, Tennessee, and across the right-of-way of the Chattanooga and St. Louis Railway Company to the southerly boundary of the premises. Said easement is intended to be that 20 foot right-of-way now existing and which has been used by the occupants of the house on said premises.

Said property was conveyed to John Coode Beasley and wife, Catherine Lee Beasley by deed from Karl E. Hauxy and Reese L. Smith, Jr. of record in Book 3224, page 471, Register's Office for said County.

This parcel is unimproved property known as 7334 Highway 100, Nashville, Davidson County, Tennessee 37221.

The above descriptions are identical to those contained in the prior deeds of record on these properties.

AND NOW, GRANTOR in his capacity of Executor only, does hereby quitclaim unto GRANTEES, their successors and assigns, all his interest in the property described above and to which reference is here made, and said property is conveyed subject to the same limitations, restrictions and encumbrances as may affect the property.

WITNESS my hand on the day and date set forth below.

ESTATE OF JOHN C. BEASLEY, SR.

Date: May 29, 1998

BY: John C Beasley Jr Executor
John C. Beasley, Jr., Executor

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Ara E. Terrell, a Notary Public in and for said State and County, the said John C. Beasley, Jr., Executor of the Estate of John C. Beasley, Sr., with whom I am personally acquainted, or who proved to me on the basis of satisfactory evidence, and who, upon oath, acknowledged that he executed the within instrument in his capacity as Executor for the purposes therein contained, being authorized so to do.

Witness my hand and seal, at office in Nashville, Tennessee, this 29th day of May, 1998.

ARA E. TERRELL NOTARY PUBLIC AT LARGE DAVIDSON COUNTY

NOTARY PUBLIC

My Commission Expires:

September 29, 2001

My Commission Expires 9-29-2001

N LLH 236485.1
823249-0001 05/22/98

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $ NONE.

John C Beuley Jr Executive
AFFIANT

Subscribed and sworn to before me this 29th day of May, 1998.

Ara E. Terrell
NOTARY PUBLIC

ARA E. TERRELL NOTARY PUBLIC AT LARGE DAVIDSON COUNTY

My Commission Expires: 9-29-2001

My Commission Expires 9-29-2001

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