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BOX 44

THIS INSTRUMENT PREPARED BY: **George V. Crawford, Jr.** **GULLETT, SANFORD, ROBINSON & MARTIN, PLLC** 230 Fourth Avenue, North P. O. Box 198888 Nashville, Tennessee 37219-8888 (615) 244-4994	STATE OF TENNESSEE) COUNTY OF DAVIDSON) The actual consideration or value, whichever is greater, for this transfer is $0.00. /s/ Robert W. Sturdivant, Jr. **Affiant** Subscribed and sworn to before me, this 23rd day of June, 1998. /s/ Michelle Hix Notary Public My Commission Expires: 5/28/00

Address New Owner As Follows: Robert W. Sturdivant, Jr., and wife, Joan Lee Sturdivant 9244 Hester Beasley Road Nashville, TN 37221	Send Tax Bills To: National Bank of Commerce 7770 Poplar Avenue Memphis, TN 38138	Map-Parcel Number: Map178-00-0-078.00 9D 83426

QUITCLAIM DEED

KNOW ALL PERSONS by these presents that the undersigned, **ROBERT W. STURDIVANT, JR., and JOAN L. SKOMO (now known as JOAN LEE STURDIVANT), as tenants in common with right of survivorship**, hereinafter the Grantors, for and in consideration of the sum of Ten and no/100 Dollars ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, have bargained and sold, and by these presents do transfer, release, convey and quitclaim unto **ROBERT W. STURDIVANT, JR., and wife JOAN LEE STURDIVANT, as tenants by the entirety**, herinafter the Grantees, all right, title and interest of the Grantors in a certain tract or parcel of land in Davidson County, Tennessee, being more particularly described as follows:

TRACT I:

Land in the 9th Civil District of Davidson County, Tennessee, described according to a survey by Campbell Surveying Co., Inc., David Bundren, Tennessee License No. 1517 dated June 26, 1991, as follows:

Beginning at a point in the southerly margin of Hester Beasley Road, said point being .07 miles east of Highway 100; thence with the margin of said road, South 53 deg. 31 min. 49 sec. East 50.00 feet to a point; thence leaving said road along a gravel driveway, the following calls:

South 36 deg. 28 min. 11 sec. West 58.63 feet, South 78 deg. 10 min. 02 sec. West 93.61 feet, South 85 deg. 03 min. 43 sec. West 174.48 feet, South 70 deg. 33 min. 49 sec. West 28.76 feet, South 1 deg. 22 min. 10 sec. West 77.78 feet, South 1 deg. 28 min. 59 sec. West 116.67 feet, South 18 deg. 15 min. 36 sec. East 82.01 feet, South 9 deg. 04 min. 19 sec. East 96.62 feet, South 7 deg. 48 min. 45 sec. East 96.76 feet, South 1 deg. 17 min. 59 sec. West 71.87 feet, South 14 deg. 26 min. 08 sec. West 149.62 feet, South 10 deg. 48 min. 09 sec. West 93.20 feet, South 30 deg. 33 min. 59 sec. West 79.71 feet, South 28 deg. 30 min. 14 sec. West 43.67 feet, South 29 deg. 17 min. 10 sec. West 100.08 feet, South 20 deg. 53 min. 59 sec. West 221.31 feet, South 61 deg. 05 min. 25 sec. West 114.24 feet, South 48 deg. 45 min. 34 sec. West 37.57 feet, South 17 deg. 25 min. 53 sec. East 79.21 feet, South 18 deg. 22 min. 01 sec. East 177.91 feet, South 5 deg. 12 min. 07 sec. West 150.30 feet, South 9 deg. 36 min. 59 sec. West 221.35 feet, South 2 deg. 14 min. 25 sec. West 78.62 feet, South 8 deg. 03 min. 35 sec. East 239.83 feet, South 9 deg. 33 min. 35 sec. East 67.99 feet; thence, leaving said gravel driveway, South 31 deg. 09 min. 44 sec. East 367.52 feet to a point; thence, South 17 deg. 38 min. 10 sec. West 540.82 feet to a point; thence North 37 deg. 45 min. 00 sec. West 599.00 feet to a point; thence North 42 deg. 00 min. 00 sec. East 234.00 feet to a point; thence, North 60 deg. 58 min. 00 sec. East 131.30 feet to a point; thence, North 30 deg. 11 min. 13 sec. East 77.35 feet to a point; thence, along the gravel driveway, the following calls: North 15 deg. 33 min. 04 sec. West 112.70 feet, North 8 deg. 03 min. 35 sec. West 247.61 feet, North 2 deg. 14 min. 25 sec. East 86.35 feet, North 9 deg. 36 min. 59 sec. East 222.65 feet, North 5 deg. 12 min. 07 sec. East 137.94 feet, North 18 deg. 22 min. 01 sec. West 167.89 feet, North 17 deg. 25 min. 53 sec. West 112.21 feet, North 48 deg. 45 min. 34 sec. East 75.56 feet, North 61 deg. 05 min. 25 sec. East 101.35 feet, North 20 deg. 53 min. 59 sec. East 206.69 feet, North 29 deg. 17 min. 10 sec. East 103.40 feet, North 28 deg. 30 min. 14 sec. East 44.23 feet, North 30 deg. 33 min. 59 sec. East 71.89 feet, North 10 deg. 48 min. 09 sec. East 86.07 feet, North 14 deg. 26 min. 08 sec. East 145.45 feet, North 1 deg. 17 min. 59 sec. East 62.13 feet, North 7 deg. 48 min. 45 sec. West 92.23 feet, North 9 deg. 04 min. 19 sec. West 92.06 feet, North 18 deg. 15 min. 36 sec. West 86.69 feet, North 1 deg. 28 min. 59 sec. East 125.33 feet, North 1 deg. 22 min. 10 sec. East 122.22 feet, North 70 deg. 33 min. 49 sec. East 69.61 feet, North 85 deg. 03 min. 43 sec. East 177.83 feet, North 78 deg. 10 min. 02 sec. East 71.55 feet North 36 deg. 28 min. 11 sec. East 39.59 feet to the point of beginning, containing 8.18 acres, more or less.

TRACT II:

Being a parcel of land in the Second Civil District of Nashville, Davidson County, Tennessee, located on the southerly margin of Hester Beasley Road east of Highway 100 and being more particularly described as follows:

Beginning at a point in the centerline of Hester Beasley Road approximately 2865 feet east of Highway 100, said point being the northeast corner of James C. Hamblen, et ux, of record in Book 4466, page 256, Register's Office for Davidson County, Tennessee.

Thence, leaving said road with the common line between said Hamblen and Morrison, the following calls:

South 09 deg. 57 min. 49 sec. East, 116.86 feet to a point;
South 07 deg. 25 min. 01 sec. East, 205.13 feet to a point;
South 02 deg. 24 min. 57 sec. East, 154.44 feet to a point;
South 23 deg. 23 min. 06 sec. East, 142.05 feet to a point;
South 02 deg. 00 min. 02 sec. West, 118.31 feet to a point;
South 07 deg. 59 min. 56 sec. West, 200.00 feet to a point;
South 27 deg. 00 min. 00 sec. West, 245.00 feet to a point;
South 23 deg. 00 min. 00 sec. West 155.00 feet to a point;

South 33 deg. 18 min. West, 140.73 feet to the true point of beginning of herein described tract; thence, continuing with said common line, South 33 deg. 18 min. 00 sec. West, 13.76 feet to a point; thence, South 47 deg. 30 min. 00 sec. West, 97.73 feet to a point in the centerline of a road; thence, with said centerline North 16 deg. 10 min. 53 sec. East, 42.12 feet to a point; thence, North 49 deg. 29 min. 13 sec. East, 33.27 feet to a point; thence, North 70 deg. 02 min. 04 sec. East, 45.30 feet to the true point of beginning, containing 1585 square feet or 0.04 acres, more or less.

Being the same property conveyed to Robert W. Sturdivant, Jr., and Joan L. Skomo by deed from W. Hudson Connery, Jr., of record in Book 10998, page 611, Register's Office for Davidson County, Tennessee.

A new legal description was not prepared for this transaction. The legal description is the same as the previous instrument of record.

This conveyance is made subject to:

1. 1998 taxes, a lien but not yet due and payable, which have been prorated and assumed by Grantees. By acceptance of delivery of this instrument, Grantees assume and agree to pay such taxes as and when such become payable and to indemnify and hold harmless Grantor from liability and loss therefrom.

2. Easement and Maintenance Agreement of record in Book 10200, page 782, Register's Office for Davidson County, Tennessee.

3. Easement for the flow of a creek across the subject property.

4. Title to that portion of the premises embraced within the bounds of any roads, streets or highways.

This is improved property known as 9244 Hester Beasley Road, Nashville, TN 37221.

This conveyance is made pursuant to the provisions of Section 66-1-109, Tenn. Code Ann., and for the express purpose of terminating any interest of the undersigned in and to the herein-described property as tenants in common with right of survivorship, so that title to said property is hereby vested in the Grantees as tenants by the entirety.

Said property is conveyed subject to such limitaitions, retrictions, easements, and encumbrances as may affect the premises.

WITNESS my hand this 23rd day of September, 1998.

Robert W. Sturdivant, Jr.

Joan L. Skomo

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **ROBERT W. STURDIVANT, JR.**, and wife, **JOAN L. SKOMO** the within named bargainors, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 23rd day of September, 1998.

Michelle Hix
Notary Public

My Commission Expires: 5/28/00

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IDENTIF. + REFERENCE

98 SEP 30 PM 3:33

BILL GARNETT REGISTER
DAVIDSON COUNTY, TN.

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