26-B

BOOK 11586 PG 949

[ADDRESS NEW OWNERS:	[TAX BILLS TO:]	MAP-PARCEL NOS.]
[Eckhardt Exchange Corporation	]	-]
[Trustee of the Old Glenrose	[NEW OWNER]	Map 119-7]
[Land Trust	[ ]	Parcels 1 & 2]
[710 Old Glenrose Ave.	[ ]	]
[Nashville Tennessee 37210	[ ]	]

[This instrument prepared by: Robert J. Notestine, III, Attorney]
[104 Woodmont Blvd., Suite 115, Nashville, TN 37205]
[26B]

Q U I T C L A I M D E E D

Know all persons by these presents, that I, John A. Crawford, (hereinafter referred to as the "Grantor"), does hereby bargain, sell, quitclaim and convey unto Eckhardt Exchange Corporation, Trustee of the Glenrose Land Trust (hereinafter referred to as the "Grantees"), all of Grantor's interest in the following described real estate located in Davidson County, Tennessee, to-wit:

TRACT I
Land in the First Civil District of Davidson County, Tennessee, being more particularly described as follows:
Beginning at an Highway Monument at the intersection of Old Glenrose Avenue and Dodge Drive, said point in the northern margin of Old Glenrose Avenue: thence with said roadway margin, N.55-09-55 w 79.53 feet to an iron pin at an existing fence post; thence leaving said margin, N.17-13-56 E. 309.49 feet to an iron pin at an existing fence post; thence S. 87-27-36 E. 80.11 feet to an iron pin at an existing fence post in the margin of Dodge Drive; thence with the margin of Dodge Drive, S. 14-28-04 W. 340.33 feet to a Highway Monument; thence with a curve to the right, having a radius of 20 feet, length 24.306 feet, to the point of BEGINNING, as surveyed by Donald R. Carver, RLS No. 217,dated 10/22/87.
Being the same property conveyed to John A. Crawford by Warranty Deed from Michael L. McClendon of record in Book 11499, page 58,Register's Office for said County.

This Conveyance is subject to any and all restrictions, easements, setback lines, conditions, plat of record, and encumbrances of record in the Register's Office for the aforesaid County.

This is improved property commonly known as 710 Old Glenrose Avenue, Nashville Tennessee 37210.

TRACT II
Land located in the 6th, formerly the 9th Civil District of Davidson County, Tennessee, described according to a survey made by James R. Murphy, Jr., Surveyor as follows:
Beginning at a point in the center of Nashville, Chattanooga & St. Louis Railroad at the southeast corner of the property

conveyed to Carl Batson, Inc., by D. Charlton Pugh and wife, by deed of record in Book 2492, page 449, Register's Office for said County, said point being south 58 deg. 54 min. east 491.73 feet from Carl Batson, Inc., southwest corner; thence north 44 deg. 06 min. east 102.63 feet to a southeast corner of Lot No.35 on the plan of Crescent Heights, as of record in Book 2331, page 106, said Register's Office, continuing in the same direction with the southern boundary line of said Crescent Heights Subdivision, 161.54 feet, in all 264.17 feet to a concrete monument; thence continuing with the southern boundary line of said subdivision, South 70 deg. 54 min. east 289.43 feet and north 89 deg. 57 min. east 122.55 feet to the northwest corner of the property conveyed to R.E. Blackburn; thence with Blackburn's western boundary line, South 15 deg. 56 min. west 394.83 feet to the center of said railroad; thence with the center of said railroad, north 58 deg. 54 min. west 550.64 feet to the beginning containing 3.34 acres, more or less.

Being the same property conveyed to John A. Crawford by Warranty Deed from Margaret C. Bass and husband Cato A. Bass of record in Book 10581, page 621, for said Register's Office for said County.

This is improved property commonly known as 706 Old Glenrose Avenue, Nashville Tennessee 37210.

[STATE OF TENNESSEE)]
[COUNTY OF DAVIDSON)]
[ ]
[The actual consideration or value, whichever is greater, for]
[this transfer is $0.]
[ ]
[ ]
[Affiant]
[Subscribed and sworn to before me this]
[22 day of July, 1999.]
[ ]
[ ]
[Notary Public]
[My Commission Expires: 1-25-2003]
[ ]

IN WITNESS WHEREOF, the Grantor has caused this Deed to be executed this 22 day of July, 1999.

John A. Crawford

STATE OF TENNESSEE}
COUNTY OF DAVIDSON}

On this 22 day of July, 1999, before me personally appeared John A. Crawford, to me known to be the person who executed the foregoing instrument and acknowledged that he executed the same as his free act and deed

WITNESS my hand and official seal at Nashville, Tennessee, this day of July, 1999.

Notary Public

My Commission Expires: 1-25-2003

99 JUL 26 AM 10:05
BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

IDENTIF. → REFERENCE

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