THIS INSTRUMENT PREPARED BY:
LOCKERT LAW FIRM, 105 SYCAMORE STREET, ASHLAND CITY, TENNESSEE 37015

BOOK 11618 PAGE 466

FROM: BENNEIT L. CURTIS

TO: JIMMY P. LOCKERT, TRUSTEE

SEND TAX STATEMENTS TO: SAME AS NEW OWNER
MAP 29 - Parcel 217 & 377

FROM: JIMMY P. LOCKERT, TRUSTEE

TO: BENNETT L. CURTIS AND WIFE,
LEONA J. CURTIS
5624 BIANCO ROAD
JOELTON, TENNESSEE 37080

QUITCLAIM DEED

FOR AND IN CONSIDERATION of love and affection (and no monetary consideration) and for the express purpose of making a re-conveyance to create a tenancy by the entirety, I, BENNETT L. CURTIS, by these presents do hereby QUITCLAIM and CONVEY unto JIMMY P. LOCKERT, TRUSTEE, his successors and assigns, the following described tract or parcel of land situated in the county of Davidson, State of Tennessee, to-wit:

576 08/13 0101 01CASH 14.00

BEING a tract of land shown on Property Map 29, Assessor's Office, bounded in general by U.S. Highway 41-A on the west, Bianco Road on the north, John Butler on the east, and William Graves and Gary Bennett on the south, more particularly described as follows:

BEGINNING AT an iron pin in a fence on the south side of Bianco Road, said pin being located in the west line of John Butler (ref. Deed Book 8225, Page 365, R. O. D. C.), and said pin being located S. 05 deg. 10 min. 21 sec. E. 26.17 ft. from a reference iron pin near the center of Bianco Road, thence leaving the road and with Butler's west line, running generally with the fence, S. 05 deg. 10 min. 21 sec. E. 335.03 ft. to an existing iron pin at a fence intersection in William Graves' north line (ref. Deed Book 2742, Page 328, R. O. D. C.); thence with Graves' north line, running generally with a fence, N. 81 deg. 53 min. 26 sec. W 138.67 ft. to an iron pin; thence continuing with the fence, and eventually running with Gary Bennett's north line (ref. Deed Book 4985, Page 607, R. O. D. C.) for 3 calls:

N. 83 deg. 21 min. 11 sec. W. 354.98 ft. to an iron pin; and N. 78 deg. 57 min. 56 sec. W. 15.54 ft. to an iron pin at a fence corner on the east margin of U.S. Highway 41-A said pin being located N. 14 deg. 42 min. 43 sec. W. 4.69 ft. from a reference concrete R.O.W. monument; thence with the east margin of said highway N. 14 deg. 42 min. 43 sec. W. passing a witness iron pin at 76.49 ft., in all 91.49 ft. to a point on the south margin of Bianco Road, said point being locate 10 ft. from the centerline of said road; thence leaving Highway 41-A and with the south margin of Bianco Road N. 75 deg. 57 min. 04 sec. E. 77.11 ft. to a point, said point being located N. 14 deg. 02 min. 56 sec. W. 15 ft. from a witness iron pin; thence with a curve to the left having the following characteristics:

delta= 03 deg. 33 min. 42 sec.; radius= 2386.65 ft; arc= 148.37 ft.; tangent= 74.21 ft. chord= N. 74 deg. 10 min. 12 sec. E. 148.34 ft. to a point, said point being located N. 17 deg. 36 min. 39 sec. W. 15 ft. from a witness iron pin; thence N. 72 deg. 23 min. 21 sec. E. 183.49 ft. to a point, said point being located N 17 deg. 36 min. 39 sec. W. 15 ft. from a witness iron pin; thence with a curve to the right having the following characteristics:

delta= 02 deg. 27 min. 54 sec.; radius= 5680.99 ft. arc-244.42 ft.; tangent= 122.23 ft.; chord= N. 73 deg. 37 min. 18 sec. E. 244.40 ft. to a point in Butler's west line, said point being located 10 ft. from the centerline of the road, thence leaving the road margin

and with Butler's S. 05 deg. 10 min. 21 sec. E. 15.23 ft. to the point of beginning, containing 3.16 acres more or less, and being the remainder of Deed Book 2598, Page 595, Register's Office, according to a survey date January 25, 1993 by Randolph L. Chapdelaine, R.L.S. #1444; 5106 Old Harding Road, Franklin, Tennessee 37064.

BEING the same property conveyed to Bennett L. Curtis by deed from Jewel D. Simmons, of record in Deed Book 8974, Page 788, Register's Office, Davidson County, Tennessee.

And now I, the said Jimmy P. Lockert, Trustee, for the express purpose of carrying out the intent of this conveyance, as above set out, do hereby QUITCLAIM and CONVEY unto BENNETT L. CURTIS AND WIFE, LEONA J. CURTIS, their heirs and assigns, the same property hereinabove described and set forth, to which reference is here made, and said property is conveyed subject to the same limitations, restrictions and encumbrances as may effect the premises.

IN WITNESS WHEREOF, we have hereunto set our hands on this the 15th day of April, 1996.

Bennett L Curtis
BENNETT L. CURTIS

Jimmy P Lockert - Trustee
JIMMY P. LOCKERT, TRUSTEE

STATE OF TENNESSEE)
COUNTY OF CHEATHAM)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Bennett L. Curtis, the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Ashland City, Tennessee, this the 15th day of April, 1996.

V. Joyce Loyd
NOTARY PUBLIC

MY COMMISSION EXPIRES:
May 10, 1998

STATE OF TENNESSEE)
COUNTY OF CHEATHAM)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Jimmy P. Lockert, Trustee, the bargainor, with whom I am personally acquainted, and who acknowledged that he, as Trustee, executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Ashland City, Tennessee, this the 15th day of April, 1996.

V. Joyce Loyd
NOTARY PUBLIC

MY COMMISSION EXPIRES:
May 10, 1998

STATE OF TENNESSEE)
COUNTY OF CHEATHAM) The actual consideration or value, whichever is greater for this transfer is $Zero.

Leona J Curtis
AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15th DAY OF April, 1996.

V. Joyce Loyd
NOTARY PUBLIC

MY COMMISSION EXPIRES:
May 10, 1998

PICK-UP

062401.0

IDENTIF. & REFERENCE

99 AUG 13 AM 10:45

BILL GAYNELL REGISTER
DAVIDSON COUNTY, TN.