Instr:20000713006941 9 Page: 1 OF 5
REC'D FOR REC 07/13/2000 1:47:35PM
RECORD FEE: $22.00
T. TAX: $0.00 T. TAX: $0.00

PICK-UP

This instrument prepared by:
Sam D. Hodges, III
Grissim and Hodges, Attorneys
323 Union Street, Suite 400
Nashville, Tennessee 37201

QUITCLAIM DEED

ADDRESS NEW OWNER:
Charles W. Waller et al.
2330 Clay Lick Road
Whites Creek, Tennessee 37189

SEND TAX BILLS TO:
Same

MAP/PARCEL NO.:
Map 48
Parcel 1

WHEREAS, OLIVER WALLER and wife, MARY ELLEN CARNEY WALLER, as tenants by the entirety, were the owners of certain property in Davidson County, Tennessee, being more particularly described in Exhibit "A" attached hereto and incorporated herein by reference; and

WHEREAS, Mary Ellen Carney Waller died intestate in 1991; and

WHEREAS, Oliver Waller died intestate on March 9, 1993, with the Estate being administered in the Probate Court of Davidson County, under File No. 93P-1669; and

WHEREAS, at Oliver Waller's death, his only heirs were his children, Oliver J. Waller, Jr., Robert W. Waller, Charles W. Waller, Judy Faye Vaughn, Jerry O. Waller, and Henry R. Waller; and

WHEREAS, Oliver J. Waller, Jr., died in 1995, and devised and bequeathed all his real and personal property to his wife, Anna Mathilde Waller, under his Last Will and Testament dated March 11, 1984, which was entered for Probate in the Probate Court of Davidson County, under File No. 95P-1613; and

WHEREAS, Robert W. Waller died intestate in 1995, leaving as his only heirs his wife, Betty Waller; his children, Rusty D. Waller, Ronald E. Waller, Terry R. Waller, Danny Ray Waller, Michael D. Waller, Robin D. Waller, Connie M. Terrell; and the three children of a deceased son (Wayne Waller), Mary Ann Campbell, Shannon Renee Waller, and Randy Wayne Waller; and

WHEREAS, the property described in Exhibit "A" is presently vested, as tenants in common, in the following individuals: Charles W. Waller, as to an undivided one-sixth (1/6) interest; Henry R. Waller, as to an undivided one-sixth (1/6) interest; Jerry D. Waller, as to an undivided one-sixth (1/6) interest; Judy Faye Vaughn, as to an undivided one-sixth (1/6) interest; Anna M. Waller, as to an undivided one-sixth (1/6) interest; Betty Waller, as to an undivided one-eighteenth (1/18) interest; Rusty D. Waller, as to an undivided one-seventy-second (1/72) interest; Ronald E. Waller, as to an undivided one-seventy-second (1/72) interest; Terry R. Waller, as to an undivided one-seventy-second (1/72) interest; Danny Ray Waller, as to an undivided one-seventy-second (1/72) interest; Michael D. Waller, as to an undivided one-seventy-second (1/72) interest; Robin D. Waller, as to an undivided one-seventy-second (1/72) interest; Connie M. Terrell, as to an undivided one-seventy-second (1/72) interest; Mary Ann Campbell as to an undivided one-two hundred sixteenth (1/216) interest; Shannon Renee Waller, as to an undivided one-two hundred sixteenth (1/216) interest; and Randy Wayne Waller, as to an undivided one-two hundred sixteenth (1/216) interest; and

WHEREAS, the heirs of Robert W. Waller (hereinafter, the "Grantors") desire to convey all their right, title and interest in and to the property described in Exhibit "A" attached hereto and incorporated herein by reference, unto Charles W. Waller, Henry R. Waller, Jerry D. Waller, Judy Faye Vaughn, and Anna M. Waller, equally, all as tenants in common;

NOW, THEREFORE, FOR AND IN CONSIDERATION of the sum of TEN DOLLARS ($10.00) and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, the Grantors, BETTY WALLER, RUSTY D. WALLER, RONALD E. WALLER, TERRY R. WALLER, DANNY RAY WALLER, MICHAEL D. WALLER, ROBIN D. WALLER, CONNIE M. TERRELL, MARY ANN CAMPBELL, SHANNON RENEE WALLER, and RANDY WAYNE WALLER, have bargained and sold, and by these presents do hereby transfer, quitclaim and convey unto CHARLES W. WALLER, HENRY R. WALLER, JERRY D. WALLER, JUDY FAYE VAUGHN, and ANNA M. WALLER, equally, as tenants in common, all of their right, title and interest in and to that certain land in Davidson County, State of Tennessee, described in Exhibit "A" attached hereto and incorporated herein by reference, said Grantor's interest, collectively, being a one-sixth (1/6) undivided interest in and to said land.

After this conveyance the property described in Exhibit "A" attached hereto and incorporated herein by reference will be vested in the following individuals, as tenants in common, according to the following interests: Charles W. Waller, as to a one-fifth (1/5) undivided interest, Henry R. Waller, as to a one-fifth (1/5) undivided interest, Jerry D. Waller, as to a one-fifth (1/5) undivided interest, Judy Faye Vaughn, as to a one-fifth (1/5) undivided interest, and Anna M. Waller, as to a one-fifth (1/5) undivided interest.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, the Grantors have executed this instrument effective as of the 18th day of June, 2000.

GRANTORS:

Betty Waller
BETTY WALLER

Rusty D. Waller
RUSTY D. WALLER

Ronald E. Waller
RONALD E. WALLER

Terry R Waller
TERRY R. WALLER

Danny Ray Waller
DANNY RAY WALLER

Michael D Waller
MICHAEL D. WALLER

Robin D Waller
ROBIN D. WALLER

Mary A. Campbell
MARY ANN CAMPBELL

Shannon Renee Waller
SHANNON RENEE WALLER

Randy W. Waller
RANDY WAYNE WALLER

GRANTORS (continued):

Connie M. Terrell
CONNIE M. TERRELL

STATE OF Tenn)
COUNTY OF Davidson)

Personally appeared before me, a Notary Public, CONNIE M. TERRELL, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at WHITES CREEK, TENNESSEE this 18th day of June, 2000.

Victoria A. Waller
NOTARY PUBLIC

My Commission Expires: 3-24-01

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer is $ -0-.

Charles W. Waller Sr.
Affiant

Subscribed and sworn before me this 29th day of JUNE, 2000.

Bettie Jane Winton
NOTARY PUBLIC

My Commission Expires: 3/23/02

STATE OF Tenn)
COUNTY OF Davidson)

Personally appeared before me, a Notary Public, BETTY WALLER, RUSTY D. WALLER, RONALD E. WALLER, TERRY R. WALLER, DANNY RAY WALLER, MICHAEL D. WALLER, ROBIN D. WALLER, MARY ANN CAMPBELL, SHANNON RENEE WALLER, and RANDY WAYNE WALLER, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Whites Creek, TN, this 18th day of June, 2000.

Victoria A. Waller
NOTARY PUBLIC

My Commission Expires: 3-24-01

\waller\estate.qcd

EXHIBIT "A"

A certain tract or parcel of land situated in the County of Davidson, State of Tennessee, and bounded and described as follows:

Beginning at a point in Carney's branch in the original E. Boundary line of the Carney tract; and runs thence down said branch, N. 58 degrees E. 22 poles to a point in said branch; thence N. 29-1/2 degrees W. 32 poles to a stone and two hickories, thence N. 32-1/2 poles to a point in said Carney's East boundary line on a ridge; thence with the top of said ridge, S. 88 degrees W. 19-2/10 poles to a chestnut tree; thence N. 62-1/2 degrees W. 16-10/100 poles to a stake; thence S. 56-1/2 degrees W. 14-3/10 poles to a blackgum tree; thence S. 35 degrees 10-7/10 poles to a black oak; thence S. 17-1/2 degrees W. 19-3/10 poles to a hickory and oak; S. 68-1/2 degrees W. 29 poles to a stake, stopping at an oak; S. 87-1/2 degrees W. 13-2/10 poles to a stake, oak and chestnut pointers; N. 86-1/2 degrees W. 27-6/10 poles to a stake, and gum pointers; S. 59-1/2 degrees W. 6 poles to chestnut pointers; S. 37-1/2 degrees W. 18 poles; thence S. 67-3/4 degrees W. 16 poles to a stake and W. oak pointers; S. 85-1/2 degrees W. 16 poles, S. 57-1/2 degrees W. 21-3/10 poles to a black oak; thence S. 16-1/2 degrees W. 16 poles to a chestnut on side ridge; N. 87-3/9 degrees W. 40 poles to a hickory in a low gap of said ridge; thence N. 69-1/2 degrees W. 27-1/2 poles to a chestnut (down) J. Dunn's corner; thence S. 46 degrees W. 26 poles to a hickory and chestnut pointers; thence S. 12 degrees E. 24 poles to oak stump and pointers; thence S. 80 degrees W. 47 poles to oak stump; thence S. 20 degrees E. 17 poles to black oak; thence N. 70 degrees E. 28 poles to dogwood and black oak; thence S. 79 degrees E. 20 poles to white oak on a ridge; thence South 11-1/2 degrees E. 20 poles to a stake; thence South 14-1/2 poles to black oak; thence S. 43 degrees E. 19 poles to blackoak; thence S. 5 degrees W. 40 poles to oak; thence S 87-1/2 degrees E. 35-6/10 poles to stake; thence N. 40-1/2 degrees E. 20-3/10 poles to a hickory and poplar, Stumps' old corner; thence S. 56 degrees E. 3/8/10 poles to a stake; thence N. 80-1/4 degrees E. 25-1/4 poles to a stake on ridge; thence S. 22-1/4 degrees E. 26-4/10 poles to a stake and pointers; thence S. 8 degrees E. 14 poles to poplar (old corner) S. 6 degrees W. 2-1/4 poles to a stone pipe on ridge; thence E. 20 poles to stake and pointers; thence N. 64-1/3 degrees E. 10 poles to a beech; thence N. 44 degrees E. 27-1/3 poles to 2 oaks on ridge (old corner); N. 32 degrees E. 10 poles; N. 81-1/2 degrees E. 12 poles; S 81-1/2 degrees E. 13 poles to black oak (D. Craig's corner) on ridge; N. 51 degrees E. 22 poles; N. 4-1/2 degrees E. 16 poles N. 27-1/2 degrees E. 12 poles; N. 18 degrees E; 8 poles; N. 16 degrees W. 20 poles; N. 34 degrees E. 21 poles to a stone; thence E. 6 degrees to a stone on ridge (D. Craig's corner); thence N. 78 poles to the beginning, containing 294 acres by a survey of W. Z. Hitt, surveyor, March 21, 1892.

BEING the same property conveyed to Oliver Waller, by Deed of Record in Book 900, page 537 and conveyed to Oliver Waller and wife, Mary Ellen Carney Waller in Quitclaim Deed, Book 4328, page 863, Register's Office for Davidson County, Tennessee. The said Oliver Waller and wife, Mary Ellen Carney Waller have both since died. Property now vested in The Heirs of Oliver Waller.

Less and except the property conveyed in Deed Book 1079, page 439; Book 1383, page 121; Book 2453, page 301; Book 2545, page 67; Book 4619, page 216; and Book 4746, page 978, Register's Office for Davidson County, Tennessee.