This Instrument Prepared By:
TITLE ESCROW OF ROBERTSON COUNTY, INC.
2784-A Highway 31W
White House, TN 37188
(615) 672-7925

THIS INSTRUMENT WAS PREPARED FROM INFORMATION PROVIDED BY PARTIES.
NO TITLE SEARCH WAS PERFORMED.

ADDRESS NEW OWNER:
Larry G. Hawkins & Robyn D. Hawkins
P. O. Box 90
Hendersonville TN 37077

PICK-UP

SEND TAX BILL:
To Owners

OWNERS:



MAP AND PARCEL:
MAP 143 Part of
Parcels 26 & 38.03
& MAP 10 PARCELS
Part of 62, 63, 64

QUITCLAIM DEED

I, Christine Hawkins hereby Quitclaim all our interest to Larry G. Hawkins and wife Robyn D. Hawkins, their heirs and assigns, a certain tract or parcel of land in Robertson County, State of Tennessee, described as follows, to wit:

SEE ATTACHED EXHIBIT "A"

Being the part of the same property conveyed to W.L. Hawkins and wife Christine Hawkins by deed of record in Deed Book 280, Page 14, Register's Office for Robertson County, Tennessee. The said W.L. Hawkins has since deceased.

This conveyance is subject to any and all easements, if any.

This conveyance is subject to Deed of Easement of record in Deed Book 340, Page 487, said Register's Office

This is part of the same description as in previous deed of record.

And now I, for the express purpose of carrying out the intent of this conveyance, as above set out, do hereby Quitclaim and convey all our interest unto the said Larry G. Hawkins and wife Robyn D. Hawkins, their heirs and assigns, forever; and I, Christine Hawkins covenant with the said Grantees that the same is conveyed subject to the limitations and restrictions as may effect the premises. Wherever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hands this the 17 day of August, 2000.

Christine Hawkins
Christine Hawkins

INDEXED

Frankie Fletcher, Register
Robertson County Tennessee

Rec #:	59117	Instrument 52487
Rec'd:	28.00	NBk: 34 Pg 614
State:	0.00	
Clerk:	0.00	Recorded
EDP:	2.00	8/18/2000 at 11:09 am
Total:	30.00	in Record Book 629 Pages 572-578

STATE OF TENNESSEE)
COUNTY OF Sumner)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named Christine Hawkins, the bargainers, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within Quitclaim Deed for the purposes therein contained. Witness my hand and official seal at Hendersonville Tennessee, this the 17 day of August, 2000.

Jellia H Hammers
NOTARY PUBLIC

My Commission Expires: Oct. 08, 2003

STATE OF TENNESSEE)
COUNTY OF Sumner)

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

AFFIANT

Subscribed and sworn to before me this 17 day of August, 2000.

Jellia H. Hammers
NOTARY PUBLIC

My Commission Expires: Oct. 08, 2003

EXHIBIT "A"

A certain tract of land situated in the 12th Civil District of Robertson County, Tennessee, mainly and a small part in the 10th Civil District of Davidson County, Tennessee, to wit:

Beginning at a white oak stump, a corner to or in the line of Adcock, and the most northerly northwest corner of this land; thence South 3 degrees west 86.6 poles to a white Oak tree, corner to Adcock; thence north 87 degrees west 103.3 poles to a rock pile; thence South 3 degrees west 147 poles to a stone near two white oak stumps; thence south 6 degrees east 17.2 poles to a point in the road; thence north 30 degrees east 35.4 poles; thence south 87 degrees east 31.2 poles to a locust tree; thence north 2 degrees east 21 poles; thence north 82 degrees east 6 poles; thence north 51 degrees east 12.2 poles; thence north 52 degrees east 7.5 poles; thence south 85 degrees 70.5 poles; thence north 3 degrees east 37 poles to a Lynn Stump, a very old corner; thence north 9 poles to the center of Sycamore Creek; thence with said Creek, as follows: South 82 degrees east 7 poles, south 10 degrees east 6.6 poles, north 73 degrees east 12 poles, south 87 degrees east 16 poles south 70 degrees east 4 poles north 83 degrees east 15 poles, north 35 degrees east 12 poles, north 7 degrees east 4 poles, north 34 degrees east 13 poles, north 26 poles east 8 poles, north 8 degrees east 6 poles, north 64 degrees east 7 poles, north 55 degrees east 24 poles to a point in the center of said Creek off Carter Hollow: thence with Carter Hollow as follows: North 34 degrees west 44 poles, north 21 degrees west 22 poles, north 1 degree east 30 poles, north 8 degrees east 24 poles to an elm, an old corner; thence north 89 degrees west 106.8 poles to the beginning containing 221 acres, more or less, by Planimeter calculation, together with an easement of J. B. Wingo and wife, to Emmett E. Brown and wife, Lois S. Brown, recorded in the Register's Office for Davidson County, Tennessee, in Book 999, Page 561, about 200 acres of said land lying in Robertson County, Tennessee and about 21 acres thereof lying in Davidson County, Tennessee.

BEING the same property conveyed to Hawkins Brothers Contractors, Inc., by deed of record in Deed Book 131, Page 388, Register's Office for Robertson County, Tennessee. INCLUDED IN THE FOREGOING BUT EXPRESSLY EXCLUDED therefrom are two tracts of land, the deeds to which are recorded simultaneously herewith, one tract having been conveyed to W. L. Hawkins, et ux, consisting of 5.16 acres more or less, and the other tract to Charles R. Hawkins, et ux, consisting of 13.56 acres more or less, of which approximately 0.57 is a part of the property described herein.

To
W.L. & Christine Hawkins

From
Hawkins Bros. Const.

BK 7164/230

EXHIBIT "A" continued

Included in the above description but expressly excluded from this conveyance are is the following:

Property conveyed to Larry G. Hawkins by deed of record in Deed Book 289, Page 432, said Register's Office as described as follows:

Land in the 12th Civil District of Robertson County, Tennessee and being described as follows:

Beginning at a point, said point of beginning being the Northwest corner of the herein described tract and also being on the southerly side of a 50' ingress and egress easement; thence with said ingress-egress easement N 77 deg. 46' 49" East 370.87' to an iron; thence leaving said ingress-egress easement and severing the Hawkins' Brothers property the following calls: S 27 deg. 46' 31" East 161.70' to a point; thence S 65 deg. 28' 39" East 89.69' to a point; thence S 24 deg. 15' 44" East 81.86' to a point; thence S 00 deg. 31' 10" West 78.44' to a point; thence S 07 deg. 58' 57" West 177.59' to an iron pin; thence S 11 deg. 20' 33" West 157.56' to an iron pin; thence S 04 deg. 20' 15" West 225.38' to an iron pin; thence S 02 deg. 12' 24" East 164.17' to an iron pin; thence S 18 deg. 21' 16" West 51.10' to an iron pin; thence N 84 deg. 17' 01" West 653.60' to and iron pin; thence N 04 deg. 54' 42" East 221.35' to an iron pin; thence N 10 deg. 18' 24" East 246.81' to an iron pin; thence N 22 deg. 59' 20" East 425.58' to an iron pin; thence N 25 deg. 31' 59" West 113.32' to the point of beginning, containing 13.85 acres, more or less.

Included in this conveyance is a 50' Ingress and Egress Easement running from the northernmost line of the above described tract to Dividing Ridge Road and more particularly described as follows:

BEGINNING at the Northwest corner of the above described tract and running thence N 12 deg. 13' 10" West 50.00' to and iron pin; thence N 77 deg. 46' 50" East 367.38' to an iron pin; thence N 69 deg. 48' 24" East 101.37' to an iron pin; thence N 50 deg. 04' 47" East 91.84' to an iron pin; thence N 36 deg. 12' 16" East 92.57' to an iron pin; thence N 33 deg. 03' 27" East 100.00' to an iron pin; thence N 31 deg. 23' 50" East 200.62' to an iron pin; thence N 28 deg. 58' 22" East 105.76' to an iron pin; thence N 24 deg. 39' 42" East 98.38' to an iron pin; thence N 17 deg. 34' 18" East 98.92' to an iron pin; thence N 13 deg. 08' 38" East 103.76' to an iron pin; thence N 08 deg. 34' 31" East 89.73' to an iron pin; thence N 04 deg. 16' 39" East 95.55' to an iron pin; thence N 12 deg. 56' 30" West 114.93' to an iron pin; thence N 86 deg. 25' 28" East 282.36' to an iron pin; thence N 20 deg. 52' 22" West 464.11' to a point in the center of Dividing Ridge Road, said point being N 80 deg. 43' 35" East 50' from a 13.56 acre tract; thence with the center of Dividing Ridge Road N 80 deg. 43' 35" East 50.07' to a point; thence leaving the center of Dividing Ridge Road S 20 deg. 52' 22" East 421.42' to an iron pin; thence S 86 deg. 25' 28" East 288.53' to an iron pin; thence S 12 deg. 56' 30" East 156.05' to an iron pin; thence S 04 deg. 16' 39" East 104.97' to an iron pin; thence S 08 deg. 34' 31" West 97.35' to an iron pin; thence S 13 deg. 08' 38" West 107.69' to an iron pin; thence S 17 deg. 34' 18" West 103.95' to an iron pin; thence S 24 deg. 39' 42" West 103.36' to an iron pin; thence S 28 deg. 58' 22" West 108.70' to an iron pin; thence S 31 deg. 23' 50" West 202.41' to an iron pin; thence S 33 deg. 03' 27" West 102.09' to an iron pin; thence S 36 deg. 12' 16" West 100.03' to an iron pin; thence S 50 deg. 04' 47" West 106.62' to an iron pin; thence S 69 deg. 48' 24" West 113.55' to an iron pin the Northeast corner of the above described 13.85 acre tract; thence with the northerly line of said tract S 77 deg. 46' 49" West 370.87' to the point of beginning.

EXHIBIT "A" continued

Included in the above description but expressly excluded from this conveyance are is the following:

Property conveyed to Rodger Henry and wife Terry Henry by deed of record in Deed Book 306, Page 337 and re-recorded in Deed Book 306, Page 838, said Register's Office as described as follows:

Land in the Twelfth Civil District of Robertson County, Tennessee and being more particularly described as follows:

Beginning at a point in the southerly line of property conveyed to Effie Hill of record in Deed Book 97, Page 298, R.O.R.C., Tennessee, said point also being in the easterly margin of a 50' ingress-agress easement; thence S 86 • 21 "E 327.61 with the south line of said Hill to a point; thence S71 •59' 35"E 113.58' with Hill to a point; thence continuing with said south line of Hill and the south line of property conveyed to Flora E. Morgan,of record in Deed Book 148, page 38, R.O.R.C., Tn. S78 • 14'28 "E 149.04' to an iron pin set in the south line of Morgan said point also being the Northwest corner to property conveyed to Edith H. Eden of record in Deed Book 209, page 472, R.O.R.C., Tn; thence with said Eden's west line as follows S14 • 30'21"W 162.14' to a point; thence S16 • 12"53 "W 111.08' to a point; thence S27 • 45'53"W 117.44' to a point; thence S14 • 36' 28"W 64.49' to a point; thence S08 • 29"W 201.19' to a point; thence S12 • 54'43"W 140.92' to a point; thence S01 • 49'38"E 206.20' to an iron pin set thence leaving the west line of said Eden property and severing property conveyed to Hawkins Brothers Contractors Company, Inc of record in Deed Book 151, page 503, R.O.R.C. Tn., N59 • 19'36"W596.87' to a point in the east margin of a 50' ingress-egress easement. thence with the east margin of said 50' ingress-agrees easement as follows: N31 • 23 ' S0"E 9.80' to a point; thence R28 • 58'22"E 108.70' to a point; thence N24 • 39'42"E 103.36' to a point; thence N17 • 34"18"E 103.95' to a point; thence N13 • 08'38"E 107.69' to a point; thence N08 • 34 '31"E 97.35' to a point; thence N0 • 16'39"W 104.97' to a point thence N12 • 56'30"W 156.05' to the point of beginning, containing, 10.02 acres more or less, according to a survey prepared by Bruce Rainey of Bruce Rainey & Associates, Registered Surveyor, Tennessee License Number 823, the same being Job No. 880098 and being dated October 11, 1990.

Included in this conveyance is a 50' ingress-egress easement running from the Southwesterly corner of the above described tract along its most westerly line to Dividing Ridge Road and more particularly described as follows:

Beginning at the Northwest corner of the above described tract and running with the westerly line of said tract as follows:S12 • 56'30 "E 156.05 to a point; thence S04 • 16' 39"E 104.97' to a point; thence S08 • 34 ' 31 "W 97.35' to a point: thence S13 •08'38 "W107.69' to a point thence S 17 •34' 18" 103.95 feet thence S 24 •39'42 "W 103.36' to a point; thence S26 • 58' 22 " W 108.70' to a point thence S31 • 23'50 "W 103.95' to a point; thence S28 • 58 ' 22 "W 108.70' to a point; thence S31 • 23' 50 "W 9.80' to a point, said point being the Southwest Corner of the above described tract; thence N58 • 36' 10"W 50.00' to a point; thence N31 • 23 ' 50 " E 8.74' to a point; thence N 28 • 58 '; 22 "E 105.76 to a point; thence N24 • 39 ' 42 "E 98.38' to a point; thence N17 • 34' 18 "E 98.92 to a point; thence N 13 • 08 '38 "E 103.76' to a point' thence N08 • 34' 31" East 89.73 to a point; thence N 04 •16' 39" W 95.55 to a point; thence N 12 • 56' 30" West 114.93 to a point; ;thence N 86 • 25' 28 "W 282.36' to a point; thence N20 • 52'22 "W 464.11' to a point in the centerline of Dividing Ridge Road; thence N80 • 43'33 "E 50.07' with the centerline of Dividing Ridge Road to a point; thence S20 • 52' 22 "E 421.42' to a point; thence S86 • 25'28 " E 288.53' to the point of beginning.

EXHIBIT "A" continued

Included in the above description but expressly excluded from this conveyance are is the following:

Property conveyed to Ann Allen by deed of record in Deed Book 340, Page 484, said Register's Office as described as follows:

TRACT 1:
Property located in the 12th Civil District of Robertson County, Tennessee and being more particularly described as follows:

BEGINNING at a point in the southerly margin of a 50 foot ingress and egress easement, said point of beginning being the Northwest corner of the herein described tract and the Northeast corner of the Larry Hawkins property of record in Book 289, Page 432, R.O.R.C., TN. Thence with the margin of said easement the following calls; N 69 deg 48 min 24 sec E 113.55 feet to a point; thence N 50 deg 04 min 47 sec E 106.62 feet to a point; thence, N 36 deg 12 min 16 sec E 100.03 feet to a point; thence, N 33 deg 03 min 27 sec E 17.09 feet to a point; thence, leaving said easement and running with a new line severing the original 27.10 acre tract of land owned by Dick Hawkins of which this is a part; S 56 deg 56 min 33 sec E 250.00 feet to a point; thence, S 24 deg 12 min 10 sec E 1042.78 feet to a point in the line of the W. L. Hawkins property of record in Book 280, Page 14, R.O.R.C., TN; thence with Hawkins line, S 44 deg 29 min 09 sec W 137.65 feet to a point; thence S 80 deg 17 min 52 sec W 699.93 feet to a point, said point being a corner to Larry Hawkins property aforementioned; thence with Hawkins' line, N 18 deg 21 min 16 sec E 51.10 feet to a point; thence N 2 deg 12 min 24 sec W 164.17 feet to a point; thence N 4 deg 20 min 15 sec E 225.38 feet to a point; thence N 11 deg 20 min 33 sec E 157.56 feet to a point; thence N 7 deg 58 min 57 sec E 177.59 feet to a point; thence N 0 deg 31 min 10 sec E 78.44 feet to a point; thence N 65 deg 28 min 39 sec W 89.69 feet to a point; thence N 27 deg 54 min 50 sec W 85.36 feet to a point; thence N 27 deg 37 min 15 sec W 76.34 feet to the point of beginning, containing 15.00 acres, more or less.

TRACT 2:
Land in the 12th Civil District of Robertson County, Tennessee, being more particularly described as follows:

BEGINNING at a point in the southerly margin of Dividing Ridge Road, 25 feet from the centerline, said point of beginning being the Northwest corner of the Steven E. Artz property of record in Book 279, Page 556, R.O.R.C., TN; thence leaving said margin of road with the line of Artz South 20 deg 52 min 22 sec East, 395.89 feet to an iron pin; thence South 86 deg 25 min 28 sec East, 288.53 feet to a point; thence South 12 deg 56 min 30 sec East, 156.05 feet to a point; thence South 04 deg 16 min 39 sec East, 104.97 feet to a point; thence South 08 deg 34 min 31 sec West, 97.35 feet; thence South 13 deg 08 min 38 sec West, 107.69 feet to a point; thence South 17 deg 34 min 18 sec West, 103.95 feet to a point; thence South 24 deg 39 min 42 sec West, 103.36 feet to a point; thence South 28 deg 58 min 22 sec West, 108.70 feet to a point; thence South 31 deg 23 min 50 sec West, 202.41 feet to a point; thence South 33 deg 03 min 27 sec West, 102.09 feet to a point; thence South 36 deg 12 min 16 sec West, 32.91 feet to a point; thence North 53 deg 47 min 44 sec West, 50.00 feet to a point; thence North 36 deg 12 min 16 sec East, 31.54 feet to a point; thence North 33 deg 06 min 27 sec East, 100.00 feet to a point; thence North 31 deg 23 min 50 sec East, 200.62 feet to a point; thence North 28 deg 58 min 22 sec East, 105.76 feet to a point; thence North 24 deg 39 min 42 sec East, 98.38 feet to a point; thence North 17 deg 34 min 18 sec East, 98.92 feet to a point; thence North 13 deg 08 min 38 sec East, 103.76 feet to a point; thence North 08 deg 34 min 31 sec East, 89.73 feet to a point; thence North 04 deg 16 min 39 sec West, 95.55 feet to a point; thence North 12 deg 56 min 30 sec West, 114.93 feet to a point; thence North 86 deg 25 min 28 sec West, 282.36 feet to a point; thence North 20 deg 52 min 22 sec West, 438.59 feet to a point in the southerly margin of Dividing Ridge Road; thence with said margin of road, 25 feet from the centerline, North 80 deg 43 min 35 sec East, 50.07 feet to the point of beginning, containing 88,704 square feet or 2.036 acres, more or less.

EXHIBIT "A" continued

Included in the above description but expressly excluded from this conveyance are is the following:

Property conveyed to Ann Allen by deed of record in Record Book 580, Page 587, said Register's Office as described as follows:

Land located in the 12th Civil District of Robertson County, Tennessee and being described according to a survey by J. Bruce Rainey, surveyor #823, dated June 3, 1994 and revised July 7, 1995, known as job no. 88-0098, as follows:

Beginning at a point in the southeasterly margin of a 50 foot ingress-egress easement, said point of beginning being the Northeast corner of the herin described tract and the Northwest corner of the Rodger Henry property of record in Book 306, Page 836, R.O.R.C., Tn., thence leaving said easement with the line of Henry, South 59 degrees 19 minutes 36 seconds East, 596.87 feet to a point, said point being a common corner to said Henry property and the Edith H. Eden property of record in Book 209, Page 472, R.O.R.C., Tn. and the W. L. Hawkins property of record in Book 280, Page 14, R.O.R.C., Tn., thence with the line of Hawkins, South 23 degrees 20 minutes 21 seconds East, 190.12 feet to a point, thence South 23 degrees 33 minutes 55 seconds East, 609.73 feet to a point, thence South 33 degrees 48 minutes 09 seconds West, 157.07 feet to a point, thence South 56 degrees 47 minutes 02 seconds West, 122.74 feet to a point, thence South 61 degrees 50 minutes 48 seconds West, 153.88 feet to a point, thence South 44 degrees 29 minutes 09 seconds West, 19.00 feet to a point, thence leaving the line of Hawkins with a new line North 24 degrees 12 minutes 10 seconds West, 1042.78 feet to a point, thence North 56 degrees 56 minutes 33 seconds West, 250.00 feet to a point in the southeasterly margin of the aforementioned 50 foot ingress-egress easement, thence with said easement North 33 degrees 03 minutes 27 seconds East, 85.00 feet to a point, thence North 31 degrees 23 minutes 50 seconds East, 192.61 feet to the point of beginning, containing 12.10 acres, more or less.