44
DH

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer is

-0-

AFFIANT

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

Notary Public

My Commission Expires: 11-20-2003

THIS INSTRUMENT PREPARED BY:
ALLEN D. LENTZ
GULLETT, SANFORD, ROBINSON & MARTIN, PLLC
230 Fourth Avenue, North
P. O. Box 198888
Nashville, Tennessee 37219-8888
(615) 244-4994

Davidson County DEEDQC
Recvd: 12/29/00 11:36 3pgs
Fees:14.00 Taxes:0.00
20001229-0127453

Address New Owners As Follows:	**Send Tax Bills To:**	**Map-Parcel Number:**
Richard H. Watts Family Limited Partnership ~~8088~~ South Mt. Juliet Road Hermitage,TN 37076	Same	Map 75-0 Parcel 123 Map 75-0 Parcel 32

RW
3384
DSW

QUITCLAIM DEED

KNOW ALL PERSONS by these presents that **Richard H. Watts and Dorothy S. Watts,** ("Grantors") for and in consideration of the sum of Ten and no/100 Dollars ($10.00), cash in hand paid, and good and valuable consideration, the receipt of which is hereby acknowledged, hereby release, remise, quitclaim and give unto the **Richard H. Watts Family Limited Partnership,** all right, title and interest of Grantors in and to certain tracts or parcels of land in Davidson County, Tennessee, being more particularly described as follows:

TRACT I:

Being a parcel of land lying in Davidson County, Tennessee, and being bounded on the West by L and N Railroad; on the East by Old Hickory Boulevard; on the South by AFPC Equity Investors Land Fund and being more particularly described as follows:

Beginning at a point, the intersection of the East right-of-way line of L and N Railroad and the West right-of-way of Old Hickory Boulevard; thence with the West right-of-way line of Old Hickory Boulevard, on a curve to the left, the radius of which is 1994.86 feet, the central angle of which is 06 deg. 02' 12", the chord of which is South 21 deg. 10' 23" East, 210.00 feet, along the curve distance of 210.18 feet to a point, a corner common with AFPC Equity Investors Land Fund in the West right-of-way line of Old Hickory Boulevard; thence with AFPC Equity Investors Land Fund, North 86 deg. 41' 21"West, 128.83 feet to a point, a corner common with AFPC Equity Investors Land Fund in the East right-of-way line of L and N Railroad, thence with the East right-of-way line of L and N Railroad, North 15 deg. 38' W" East, 195.70 feet to the point of beginning, containing 0.27 acres, more or less.

Being the same property conveyed to Richard H. Watts and Dorothy S. Watts by Warranty Deed from Gordon E. Inman of record in Book 10241, page 562, Register's Office of Davidson County, Tennessee.

TRACT II:

Being a parcel of land lying in Davidson County, Tennessee, and being bounded on the West and North by Lebanon Road; on the East by Old Hickory Boulevard and L and N Railroad; on the South by H. G. Hill Realty Company, and being more particularly described as follows:

Beginning at a point, the intersection of the East right-of-way line of Lebanon Road and the West right-of-way line of Old Hickory Boulevard; thence with the West right-of-way line of Old Hickory Boulevard, South 16 deg. 06' 30" East, 78.45 feet to a concrete monument at the intersection of the West right-of-way line of Old Hickory Boulevard and the West right-of-way line of L and N Railroad; thence with the West right-of-way line of L and N Railroad; South 15 deg. 38' 00" West, 410.57 feet to a point, a corner common with H. G. Hill Realty Company in the West right-of-way line of L and N Railroad, thence with H. G. Hill Realty Company, North 06 deg. 41' 21" West, 171.14 feet to a point; thence North 44 deg. 24' 27"West, 24.53 feet to a point; thence on a curve to the right, the radius of which is 60.50 feet, the central angle of which is 63 deg. 19' 25", the chord of which is South 77 deg. 15' 16" West, 63.51 feet, along the curve distance of 66.87 feet to a concrete monument corner in the West right-of-way line of Lebanon Road; thence with the East right-of-way line of Lebanon Road, on a curve to the left, the radius of which is 2939.79 feet, the central angle of which is 00 deg. 31' 29", the chord of which is North 18 deg. 22' 24" East, 26.92 feet, along the curve distance of 26.92 feet to a point; thence North 18 deg. 06' 40" East, 112.27 feet to a point; thence North 49 deg. 04' 40" East, 116.62 feet to a point; thence North 31 deg. 36' 40" East, 224.38 feet to a point; thence North 57 deg. 17' 21"East 106.64 feet to the point of beginning, containing 1.89 acres, more or less.

Being the same property conveyed to Richard H. Watts and Dorothy S. Watts by Warranty Deed from Gordon E. Inman of record in Book 10257, page 243, Register's Office of Davidson County, Tennessee.

The legal descriptions are the same as in the previous deeds of record.

Said tracts are quitclaimed subject to such limitations, easements, restrictions and encumbrances as may affect the premises.

WITNESS our hands this 28TH day of December, 2000.

Richard H. Watts

Dorothy S. Watts

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named RICHARD H. WATTS, the grantor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and seal, at office, this 28TH day of DECEMBER, 2000.

Notary Public

My Commission Expires: My Commission Expires MAR. 29, 2003

STATE OF TENNESSE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named DOROTHY S. WATTS, the grantor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand and seal, at office, on the 28TH day of DECEMBER 2000.

Notary Public

My Commission Expires: My Commission Expires MAR. 29, 2003