This instrument prepared by:
THOMAS N. JONES & ASSOCIATES
339 Main Street
Franklin, Tn. 37064

Davidson County DEEDQC
Recvd: 01/25/01 09:15 2pgs
Fees:10.00 Taxes:0.00
20010125-0007523

Address of New Owner:	Send Tax Bills To:	Map/Parcel No:
Brian Sullivan and wife, Tamara Sullivan 7440 Old Franklin Road Fairview, TN 37062	Same	023 87.01

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of ($10.00) cash in hand paid by Grantee, the receipt of which is hereby acknowledged, **David Lynn McFadden,** a married person, Grantor, by these presents, does hereby quitclaim and convey unto **Brian Sullivan and wife, Tamara Sullivan,** Grantees, their heirs and assigns, all of his right, title and interest in and to the following described property in Williamson County, TN, and Davidson County, TN, described as follows, to-wit:

BEGINNING at a point in the southerly right of way line of Old Harding Pike, said point being the southeasterly right of way intersection of Old Harding Pike and Russell Road, and being the northeasterly corner of the herein described tract, thence with the southerly right of way line of Old Harding Pike N 83 deg. 12'40" E 331.05 ft. to an iron rod, thence leaving said southerly right of way line with the westerly line of Dennis A. Gore, Jr. (Book 201, page 586) S 18 deg. 52'30" E 108.40 ft. to a steel post, thence continuing S 25 deg. 11'35" E 226.96 ft. to a steel post; thence S 15 deg. 41'37" E 145.80 ft. to a steel post; thence S 26 deg. 25'47" E 143.66 ft. to a steel post, thence S 15 deg. 42'12" E 141.34 ft. to a steel post, thence S 26 deg. 50'37" W 300.845 ft. to an iron rod, thence leaving said westerly line with the northerly line of a 5.002 acre tract N 68 deg. 00'00" W 606.50 ft. to an iron rod located in the easterly right of way line of Russell Road, thence leaving said northerly line with the easterly right of way of Russell Road and a curve to the left 63.30 ft., said curve having a central angle of 2 deg. 58'08" a radius of 1221.57 ft., and a chord of N 9 deg. 34'54" E 63.29 ft. to a point; thence continuing N 8 deg. 38'47" E, 418.22 ft. to a point, thence N 7 deg. 42'27" E 82.59 ft. to a point; thence with a curve to the left 94.83 ft., said curve having a central angle of 4 deg. 36'48", a radius of 1177.71 ft., and a chord of N 5 deg. 04'56" E, 94.80 ft. to a point, thence N 2 deg. 57'36" E 63.06 ft. to an iron rod and the point of beginning. Containing 460,381 square feet or 10.569 acres, the same more or less.

BEING the same property conveyed to David Lynn McFadden by deed from James W. Siddall or Kathleen P. Siddall, Trustees of the Siddall Joint Revocable Trust Agreement, of record in Book 1989, page 934, Register's Office of Williamson County, TN, and in Instrument No. 200005040045309, Register's Office of Davidson County, TN.

Said property is conveyed subject to such limitations, restrictions and encumbrances as may affect the premises.

10687.2000/MS

AND I, Patsy McFadden, wife of David Lynn McFadden, join in this conveyance for the purpose of conveying any marital interest I may have in this property to Grantees herein.

This is unimproved property known as 5102 Russell Road, Franklin, TN 37064.

WITNESS OUR HANDS THIS 12th DAY OF JANUARY, 2001, IN FRANKLIN, TENNESSEE.

David Lynn McFadden

Patsy McFadden

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary for said State and County, **David Lynn McFadden and wife, Patsy McFadden,** the within named bargainor(s) with whom I am personally acquainted and who acknowledged that they executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and seal at office on the 12th day of January, 2001.

MARGARET ANN SMITH NOTARY PUBLIC AT LARGE WILLIAMSON CO. TENN.

Notary Public

My Commission Expires: 3/25/2001

State of Tennessee, County of WILLIAMSON
Received for record the 16 day of
JANUARY 2001 at 10:09 AM. (RECH 399654)
Recorded in official records
Book 2102 Pages 846- 847
Notebook 66 Page 148
State Tax $ .00 Clerks Fee $ .00,
Recording $ 10.00, Total $ 10.00,
Register of Deeds SADIE WADE
Deputy Register KELLY FAULKNER

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $-0-.

Affiant

Sworn to and subscribed before me this 8th day of January, 2001.

MARGARET ANN SMITH NOTARY PUBLIC AT LARGE WILLIAMSON CO. TENN.

Notary Public

My Commission Expires: 3/25/2001

10687.2000/MS