Davidson County DEEDQC
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20011220-0140519

This Instrument Prepared By:
A. HARRISON JOHNSON, JR.,
Attorney at Law
213 Fifth Avenue, North
Nashville, Tennessee 37219

ADDRESS NEW OWNER(S) AS FOLLOWS: SEND TAX BILLS TO: MAP-PARCEL NUMBERS

Beverly Cantrell	SAME	Map 148-12, parcel
(NAME)	(NAME)	
5878 East Ashland Drive	SAME	
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, TN 37215		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

and

Kenneth A. Agee	SAME	Map 148-12, parcel
(NAME)	(NAME)	
6110 Staffordshire Drive	SAME	
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Raleigh, NC 27609		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $10.00.

Subscribed and sworn to before me, this the 19 day of December, 2001.

Beverly Cantrell
Affiant

My Commission Expires: MY COMMISSION EXPIRES MARCH 29, 2003

Faye R. Harper
(Affix Seal) Notary Public

FAYE R. HARPER NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

(FOR REGISTER'S USE)

QUITCLAIM DEED

THIS QUITCLAIM DEED dated this the 19th day of December, 2001, from Beverly Cantrell, as Administratrix of the Estate of Roberta F. Agee ("Grantor" herein), to A. Harrison Johnson, Jr., as Trustee only for the purpose of creating: (1) a one-half undivided

tenancy in common ownership in the Property in Beverly Cantrell, individually, and her heirs, administrators, successors and assigns, and (2) a one-half undivided tenancy in common ownership in the Property in Kenneth A. Agee, individually, and his heirs, administrators, successors and assigns (as "Grantees" herein).

WITNESSETH: That Roberta F. Agee, deceased, did die in Davidson County, Tennessee, on the 21st day of December, 2000, and Beverly Cantrell, her daughter, was appointed Administratrix of her Estate, according to Tennessee law; and under Tennessee law, the said Grantees are the sole heirs of the Estate of Roberta F. Agee, deceased. And, a petition has been filed to administer the said Estate in the Probate Court for the County of Davidson, State of Tennessee, in Case No. 01P-972; and the said Estate of Roberta F. Agee, deceased, is about to be closed in said Court for said County and State. And the said Roberta F. Agee died owning the real property in Nashville, County of Davidson, State of Tennessee, as described below. And, for the purpose of closing the said Estate, and providing evidence of chain of title, the said Administratrix now desires to quitclaim and assign all of her right, title and interest in and to the said Property in trust and ultimately unto the said Grantees, and to their heirs, administrators, successors and assigns.

NOW, THEREFORE, for and in consideration of TEN ($10.00) DOLLARS and for other good and valuable considerations, each to the other paid, receipt whereof is hereby acknowledged by both of us; I, Beverly Cantrell, as Administratrix of the Estate of Roberta F. Agee ("Grantor" herein), do hereby quitclaim and release unto A. HARRISON JOHNSON, JR., as Trustee only (and to his successors and assigns) for the sole purpose as set out herein, the following described Property:

> A certain lot or parcel of land in Davidson County, Tennessee, described according to a survey by T.R. Sanford, Surveyor, dated September 13, 1967, as follows:
>
> Beginning at a railroad spike on the westerly margin of 4th Avenue South at the southeast corner of Tract No. 2 conveyed to K.O. Haury and wife, of record in Book 3430, page 630, Register's Office for said County; thence with the center of an alley and Haury's southerly line westwardly 169 feet to an iron pin in the easterly margin of an alley; thence with said alley southwardly 177 feet 9 inches to an iron pin; thence easterwardly 166.7 feet to the westerly margin of 4th Avenue South; thence with said Avenue northwardly 177.9 feet to the beginning.
>
> Being the same property conveyed to Allen D. Agee and wife, Roberta F. Agee, by deed from A.R. Greene and wife, Annie Lois Greene, of record in Book 4171, page 189, Register's Office for Davidson County, Tennessee.

Less and except, however, that property conveyed by Roberta F. Agee to Richard Lee Bogle and Kenneth Durrell Smith, of record in Book 9600, page 879, Davidson County Register's Office.

Less and except, however, that property conveyed by Roberta F. Agee to Warren F. Loftis and wife, Wilma Sue Loftis, of record in Book 11077, page 100, Davidson County Register's Office.

This is (X)improved/ ( )unimproved Property, located at 525 4th Avenue South, Nashville, Davidson County, Tennessee 372__.

And I, **A. HARRISON JOHNSON, JR.,** as Trustee only and for the sole and only purpose of creating: (1) a one-half undivided tenancy in common ownership in the Property in Beverly Cantrell, individually, and her heirs, administrators, successors and assigns, and (2) a one-half undivided tenancy in common ownership in the Property in Kenneth A. Agee, individually, and his heirs, administrators, successors and assigns (as "Grantees" herein), do hereby quitclaim and release such interests in the said Property to the said Grantees.

Roberta F. Agee is one and the same person as Roberta F. Agee, the wife of Allen D. Agee, who died in 1989.

IN WITNESS WHEREOF, the Grantor and the Trustee have executed this QUITCLAIM DEED as of the day and year first above written.

THE ESTATE OF ROBERTA F. AGEE

By: Beverly Cantrell
Beverly Cantrell, Administratrix

A. HARRISON JOHNSON, JR., Trustee
as Trustee only

[The legal description of the Property is derived from the deed referred to in the derivation clause. The draftsman claims no responsibility for the accuracy thereof.]

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Faye R. Harper, a Notary Public in and for the aforesaid County and State, Beverly Cantrell, Administratrix of the Estate of Roberta F. Agee, deceased, with whom I personally acquainted, and who upon oath, acknowledged herself to be the Administratrix of the Estate of Roberta F. Agee, deceased, the within named bargainor, and that she as such Administratrix of the within named bargainor, being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the said Estate, the bargainor, by herself as Administratrix of the bargainor, for and on behalf of the bargainor.

Witness my hand and seal, at office in Nashville, Tennessee, this the 14 day of December, 2001.

Faye R. Harper
NOTARY PUBLIC [AFFIX SEAL]

MY COMMISSION EXPIRES: MY COMMISSION EXPIRES MARCH 29, 2003.

FAYE R. HARPER NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public in and for the aforesaid County and State, A. Harrison Johnson, Jr. (as Trustee only), with whom I personally acquainted, and who acknowledged upon oath or affirmation that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and seal, at office in Nashville, Tennessee, this the 14 day of December, 2001.

Faye R. Harper
NOTARY PUBLIC [AFFIX SEAL]

MY COMMISSION EXPIRES: [illegible].

FAYE R. HARPER NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.