Davidson County DEEDQC
Recvd: 03/07/02 09:49 3pgs
Fees:17.00 Taxes:0.00
20020307-0028588

{ ADDRESS NEW OWNER:	{ SEND TAX BILL TO:	}MAP-PARCEL NOS}
{	{	}
{C.M. Patel, V.M. Patel, and	{ Same	} Map 163 }
{Ash Kumar	{	} Parcel 186 }
{1001 Bell Road	{	} }
{Antioch, TN 37013	{	} }
{	{	} }

{This instrument prepared by: Robert J. Notestine III, Attorney, 104 Woodmont Blvd. }
{Suite 115, Nashville, Tennessee 37205, This instrument was prepared from information }
{furnished by the parties hereto and was prepared without the benefit of a title examination}

QUITCLAIM DEED

FOR AND IN CONSIDERATION of One Dollar ($1.00), cash in hand paid, by the hereinafter named grantee and other good and valuable considered, the receipt and sufficiency of which is hereby acknowledged the undersigned, C. M. Patel and V. M. Patel hereinafter called the Grantors have each bargained and sold, by these presents do each transfer and convey a five percent (5%) undivided interest unto Ash Kumar, hereinafter called Grantee, his heirs and assigns in a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to wit:

See Exhibit A attached, and which is incorporated herein by this reference.

The Grantors herein each convey to the Grantee five percent (5%) of each Grantor's interest in the subject real property. Upon the completion of the conveyance C. M. Patel shall own of forty five percent (45%) undivided interest in said real property and V. M. Patel will own a forty five percent (45%) interest said real property and Ash Kumar shall own a ten percent (10%) undivided interest in said real property.

(STATE OF TENNESSEE)
(COUNTY OF DAVIDSON)
(
(The actual consideration or value, whichever is greater
(for this transfer is $0.00.
(
(
(
(Subscribed and sworn to before me
(this 19th day of January, 2002.
(
(
(
(My Commission Expires:
(

Affiant

Notary Public

C. McMILLEN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY TENNESSEE

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

Witness my hand this 29th day of January, 2002.

C. M. PATEL

For V.M. Patel.

V. M. PATEL
by: C.M. Patel, Attorney in Fact

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before, the undersigned, a Notary Public in and for said County and State, the within named C. M. Patel, the bargainor, 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 official seal at Nashville, Tennessee, this 29th day of January, 2002.

VICKY McWHERTER NOTARY PUBLIC AT LARGE DICKSON CO. TENN.

Notary Public

My Commission Expires: 2-19-03

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before, the undersigned, a Notary Public in and for said County and State, the within named V. M. Patel, the bargainor, 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 official seal at _____, Tennessee, this _____ day of _____, 2002.

Notary Public

My Commission Expires:_____

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 29th day of January, 2002, before me personally appeared C. M. Patel, to me known to be the person who executed the foregoing instrument on behalf of V. M. Patel and who acknowledged that he executed the same as the free act and deed of the said V. M. Patel.

Witness my hand an official seal at Nashville, Tennessee, this 29th day of January, 2002.

VICKY McWHERTER NOTARY PUBLIC AT LARGE DICKSON CO. TENN.

My Commission Expires: 2-19-03

Notary Public

EXHIBIT "A"

PROPERTY DESCRIPTION

TRACT NO. 1

Land in Davidson County, Tennessee, being Lot No. 2 on the plan of Bellwood Acres, of record in Book 4460, page 195, Register's Office for Davidson County, Tennessee, and described according to a survey dated September 29, 1997, prepared by J. Bruce Rainey, RLS No. 823, Land Development Consultants, 116 Maple Row Blvd., Hendersonville, TN 37075, as follows:

Beginning at an iron pin on the southerly boundary of the Seaboard Systems Railroad property, and being the northwest corner of Lot No. 1 on the plan of Bellwood Acres, and also being the northeast corner of the property described herein; thence leaving the said southerly boundary of the Seaboard Systems Railroad property and with the westerly line of the said Lot No. 1, also being the Bobby Lawson property as of record in Book 7328, page 291, said Register's Office, South 31 deg. 59 min. 20 sec. West 192.63 feet to an iron pin in the northerly right of way of I-24; thence along the said right of way North 62 deg. 09 min. 54 sec. West 359.99 feet to an iron pin; thence North 54 deg. 28 min. 42 sec. West 310.15 feet to an iron pin; thence leaving the right of way of I-24, and along the easterly boundary of the Bobby Lawson property of record in Book 8011, page 117, said Register's Office, North 31 deg. 54 min. 02 sec. East 148.30 feet to an iron pin; thence North 32 deg. 02 min. 25 sec. East 50.05 feet to an iron pin in the southerly boundary of the Seaboard Systems Railroad property; thence along the said southerly boundary South 58 deg. 07 min. 04 sec. East 668.79 feet to the point of beginning.

TRACT NO. 2

An access and utility easement for the benefit of Tract No. 1 over and across Lot No. 1 of Bellwood Acres, as shown on the plan of Bellwood Acres of record in Book 4460, page 195, Register's Office for Davidson County, Tennessee, described according to a survey dated September 29, 1997, prepared by J. Bruce Rainey, RLS No. 823, Land Development Consultants, 116 Maple Row Blvd., Hendersonville, TN 37075, as follows:

Beginning at a point North 32 deg. 00 min. East from the southeasternmost corner of Tract No. 1 described above; thence North 32 deg. 00 min. East 25.0 feet to a point; thence South 58 deg. 00 min. East 86.94 feet to a point; thence South 73 Deg. 58 min. East 22[illegible].43 feet to a point; thence North 84 deg. 37 min. East 123.48 feet to a point; thence South 58 deg. 00 min. East 107.30 feet to a point in the westerly margin of Bell Road; thence with the said margin South 45 deg. 39 min. West 24.00 feet to a point; thence leaving the said margin, North 58 deg. 00 min. West 83,50 feet to a point; thence along a curve to the left with a radius of 22 feet a distance of 14.35 feet to a point; thence South 84 deg. 37 min. West 109.43 feet to a point; thence along a curve to the right with a radius of 30 feet a distance of 11.21 feet to a point; thence North 73 deg. 58 min. West 230.00 feet to a point; thence North 58 deg. 00 min. West 90.45 feet to the point of beginning.

Being the same property conveyed to Chandubhai M. Patel and Vinodbhai M. Patel by Warranty Deed from Professional Real Estate Developers, LLC of record in Instrument No. 20010517-0051083, said Register's Office for Davidson County, Tennessee.

Chandubhai M.Patel and C.M. Patel are one and the same person.
Vinodbhai M. Patel and V.M. Patel are one and the same person.