Davidson County DEEDQC
Recvd: 05/05/03 15:37 3pgs
Fees:17.00 Taxes:0.00

20030505-0059677

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $-0-

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 25th DAY OF APRIL, 2003.

Notary Public

MY COMMISSION EXPIRES: October 25, 2003

(AFFIX SEAL)

DEBORAH J. COHEN NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

THIS INSTRUMENT WAS PREPARED BY
COHEN & COHEN, ATTORNEYS AT LAW, 4908 CHARLOTTE AVENUE, NASHVILLE, TN 37209

THIS INSTRUMENT PREPARED BASED SOLELY ON INFORMATION FURNISHED BY THE PARTIES NO INDEPENDENT TITLE EXAMINATION HAS BEEN PERFORMED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
CLINTON CURTIS CHAMBLEE	**SAME**	**P/O 56-70.00** **P/O 56-72.00**
(NAME) **53-A BROOKWOOD TERRACE**	(NAME)	**P/O 56-37.00** **P/O 56-71.00**
(ADDRESS) **NASHVILLE, TN 37205**	(ADDRESS)	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

QUITCLAIM DEED

FOR AND IN CONSIDERATION OF THE SUM OF ONE DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, **I, PHILIP E. CHAMBLEE** BY THESE PRESENTS DO REMISE, RELEASE, QUITCLAIM, AND CONVEY ALL OF MY RIGHT, TITLE, AND INTEREST UNTO **CLINTON CURTIS CHAMBLEE,** HEREINAFTER CALLED THE GRANTEE, HIS HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN **DAVIDSON COUNTY**, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

SEE ATTACHED EXHIBIT "A" FOR A MORE COMPLETE LEGAL DESCRIPTION

Being part of the same property conveyed to Philip E. Chamblee from Cathy Sheen Hewitt by Deed of record as Instrument No. 20011001-0105455 and by Deed from Fred A. Martin of record as Instrument No. 20011001-0105454, Register's Office for Davidson County, Tennessee. Further containing part of the property conveyed to Clinton Curtis Chamblee by Deed from William E. Kantz, Jr. of record as Instrument No. 20011001-0105458 and by Deed from Fred A. Martin as Instrument No. 20011001-0105457.

This conveyance is subject to any and all easements, conditions and restrictions which may affect said property of record in the Register's Office for Davidson County, Tennessee.

Unimproved (X)
This is improved( ) property known as OLD HICKORY BLVD, NASHVILLE, TN 37218
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness my hand this 25th day of April, **2003.**

Philip E Chamblee

~~PHILLIP~~ **E. CHAMBLEE**

Philip

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Philip

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named ~~Phillip~~ **E. Chamblee**, 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 office this 25th day of April **2003**.

My Commission Expires: 10/25/2003

LEE A. COHEN
NOTARY PUBLIC AT LARGE
STATE OF TENNESSEE

Lee A. Cohen
Notary Public

EXHIBIT "A"

Being a parcel of land in the 1st Councilmanic District of Davidson County, Tennessee and located on Old Hickory Boulevard north of Tennessee Hwy 12 and west of Tennessee Highway 55, said parcel being part of Parcel 71.00 on Map 56 as evidenced in Instrument 20011001-0105455 as evidenced in the Register's Office for Davidson County, Tennessee (RODCT) and being part of Parcel 37.00 on Map 56 as evidenced in Instrument 20011001-0105454 RODCT, and being part of Parcel 72.00 on Map 56 as evidenced in Instrument 20011001-0105458 RODCT and being part of Parcel 70.00 on Map 56 as evidenced in Instrument No. 20011001-0105457 more particularly described as follows:

BEGINNING at an iron pin on the west margin of Old Hickory Boulevard, said iron pin being the northeast corner of the property herein described, and said iron pin being the new southeast corner of Phillip Chamblee, thence:

1) along the west margin of Old Hickory Boulevard South 23 degrees 56 minutes 00 seconds West a distance of 14.53 feet to an iron pin, thence;

2) continuing along Old Hickory Boulevard with a curve to the left said curve having a radius of 3180.04 feet and said curve having a chord bearing of South 23 degrees 06 minutes 38 seconds West and a chord length of 91.33 feet) an arc length of 91.34 feet to an iron pin said iron pin being the southeast comer of the property herein described, said iron pin also being the north east corner of Parcel 145 on Map 67 as evidenced in Instrument 200002110014169, thence;

3) leaving the west margin of Old Hickory Boulevard, following Parcel 145, North 61 degrees 08 minutes 11 seconds West a distance of 178.86 feet to an iron pin, thence;

4) continuing with Parcel 145, South 86 degrees 22 minutes 12 seconds West a distance of 445.83 feet to an iron pin, said iron pin being an interior corner to the property herein described said iron pin also being the northwest corner of Parcel 145, thence;

5) continuing with Parcel 145, South 12 degrees 21 minutes 45 seconds East a distance of 35.74 feet to an iron pin, said iron pin being an interior corner in the south line of the property herein described, and said pin being in the west line of Parcel 145, and said iron pin being the northeast corner of Carnet (Parcel 26 Map 67) as evidenced in Deed Book 5904 Page 98, RODCT, thence;

6) leaving Parcel 145, following Carnet, South 86 degrees 59 minutes 03 seconds West a distance of 224.52 feet to an iron pin, said iron pin being the southwest corner of the property herein described, and said iron pin being the northwest corner of Carnet, and said iron pin being the northeast corner of Hewitt (Parcel 71 Map 67) as evidenced in Deed Book 11671 Page 321, RODCT, said iron pin also being the southeast corner of Garland (Parcel 62 Map 56) as evidenced in Deed Book 11357 Page 541 RODCT, thence;

7) leaving Carnet, following Garland, North 13 degrees 00 minutes 00 seconds West, a distance of 2017.10 feet to an iron pin, (passing an iron pin along the way said iron pin being the northeast corner of Garland, said iron pin also being the south east corner of Woelk (Parcel 57 Map 56) as evidenced in Instrument 200206110070596) said iron pin being the northwest corner of the property herein described, thence;

8) following the line common with Baker, South 70 degrees 43 minutes 52 seconds East a distance of 438.91 feet to an iron pin, said iron pin being in common with Baker (Parcel 34 Map 56) as evidenced in Instrument 20020104001583, thence;

9) following the line in common with Baker, South 03 degrees 52 minutes 00 seconds East a distance of 692.54 feet to an iron pin, said iron pin being an interior corner in common with Baker and said iron pin being the northwest corner of Clinton Curtis Chamblee, thence;

10) following the line common with Philip Chamblee, South 32 degrees 00 minutes 00 seconds East a distance of 657.15 feet to an iron pin, thence;

11) continuing with Philip Chamblee, South 13 degrees 13 minutes 00 seconds East a distance of 199.22 feet to an iron pin, thence;

12) continuing with Philip Chamblee, South 50 degrees 22 minutes 25 seconds East a distance of 383.22 feet to an iron pin, thence;

13) continuing with Philip Chamblee, South 73 degrees 43 minutes 43 seconds East a distance of 170.00 feet to the BEGINNING, containing 18.001 acres more or less, according to a survey by Jesse E. Walker, RLS, PE dated April 10, 2003.