The preparer of this document makes no warranty or representations as to the title of the Grantor, accuracy of the description or the existence or non-existence of any liens, encumbrances, easements or other encroachments or compliance with any planning, zoning or subdivision regulations that affect the property conveyed herein.	This instrument prepared by: The Legal Department of Mid-South Estate Planning 3220 N. Turnbull Drive Metairie, LA 70002 (504) 454-0667

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Davidson County DEEDQC
Recvd: 06/10/03 09:36 3pgs
Fees:17.00 Taxes:0.00



20030610-0079686

QUIT CLAIM DEED

BY: LEONARD W. JAKES AND DOROTHY I. A. JAKES

TO: "THE LEONARD W. JAKES AND/OR DOROTHY I. A. JAKES REVOCABLE LIVING TRUST" through the trustees named therein:

KNOW ALL MEN BY THESE PRESENTS, that

LEONARD W. JAKES and DOROTHY I. A. JAKES of the County of Davidson, and State of Tennessee, for and in consideration of the sum of Ten Dollars ($10.00), do hereby bargain, sell, release, remise, quit claim and convey unto "THE LEONARD W. JAKES AND/OR DOROTHY I. A. JAKES REVOCABLE LIVING TRUST", through LEONARD W. JAKES and DOROTHY I. A. JAKES, Trustees, all of our right, title and interest in and to the following described real property, located in Davidson County, State of Tennessee to-wit:

Beginning at a point in the northerly margin of Clarksville Highway, U. S. 41-A, Tennessee 112, 670.0 feet in an easterly direction from the northeast corner of Clarksville Highway and Douglas Road; thence north 6 deg. East 715.0 feet to an iron pin; thence south 79 deg. East 183.0 feet to an iron pin; thence south 6 deg. West, 715.0 feet to a point in the northerly margin of Clarksville Highway; thence along the northerly margin of Clarksville Highway, north 79 deg. 00' west 183 feet to the point of beginning and containing 3.0 acres, more or less.

The above described property is conveyed subject to the following restrictions and covenants:

1. Residence constructed on said property must have at least 1200 square feet of livable floor area on the main floor with a modern indoor bath and if constructed with an attached garage the entrance shall be at the end or rear of said residence. All exterior walls shall be at least 50% brick or stone.
2. A minimum building setback line is hereby established at 250 feet from Clarksville Highway.
3. All detached buildings constructed on said property shall be painted except in case where outside walls are brick or stone.
4. All barns shall be at least 400 feet from Clarksville Highway and at least 50 feet from side lines of said property. within 25 L.J.
5. Any and all buildings shall be completed ~~with~~9 months from the time construction is started.
6. Said property will not be permitted to be used to store old or wrecked cars, trucks, road machinery, crates, barrels, boxes, scrap metal or unsightly junk of any kind in excessive quantities.

swine & L.J.

7. The raising or keeping of ~~swing~~ on any portion of the above described property is prohibited. No more that 50 fowls shall be kept on said property.

Being the same property conveyed to Leonard Wilson Jakes and wife, Dorothy I. Jakes, by Tower Real Estate Development Corporation, a Tennessee Corporation, dated April 1, 1965, recorded Book 3868, pages 970 through 973.

IN TESTIMONY WHEREOF, we have hereunto set our hands and seal this 5th day of June, 2003.

GRANTORS:

Leonard W Jakes

LEONARD W. JAKES
6600 Clarksville Pike
Joelton, Tennessee
615-876-0300

Dorothy I. A. Jakes

DOROTHY I. A. JAKES
6600 Clarksville Pike
Joelton, Tennessee
615-876-0300

TRUSTEES:

Leonard W Jakes

LEONARD W. JAKES
6600 Clarksville Pike
Joelton, Tennessee
615-876-0300

Dorothy I. A. Jakes

DOROTHY I. A. JAKES
6600 Clarksville Pike
Joelton, Tennessee
615-876-0300

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned Notary Public in and for the County and State aforesaid, Personally came and appeared before me, the undersigned authority, in and for the aforesaid jurisdiction, the within named **LEONARD W. JAKES and DOROTHY I. A. JAKES**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who, upon oath, acknowledged to be the persons within named and that they executed the foregoing instrument for the purpose therein contained.

WITNESS my hand and seal this 5th day of June, 2003

Saundra Totty
NOTARY PUBLIC
My Commission Expires: 2-25-07

(FOR RECORDING DATA ONLY)

PROPERTY ADDRESS:	6600 Clarksville Pike, Joelton, TN
MAIL TAX BILL TO:	6600 Clarksville Pike, Joelton, TN
OWNER'S ADDRESS:	6600 Clarksville Pike, Joelton, TN
TAX PARCEL I.D. NO:	MAP 14 PAR ~~35~~ 91

We hereby swear or affirm that to the best of our knowledge, information and belief, the actual consideration for this transfer is -0-.

Leonard W. Jakes
LEONARD W. JAKES

Dorothy I. A. Jakes
DOROTHY I. A. JAKES

Subscribed and sworn to before me this 5th day of June, 2003.

Saundra Totty
NOTARY PUBLIC
My Commission Expires: 2-25-07