Davidson County DEEDQC
Recvd: 07/01/04 14:54 3pgs
Fees:17.00 Taxes:0.00
20040701-0078622

FROM:
JOYCE CLARK COOK

TO:
KENNETH CLARK COOK and wife,
KATHY COOK

QUITCLAIM DEED

THIS INSTRUMENT WAS PREPARED BY: Larry Houston Hagar, Attorney
214 Third Avenue, North
Nashville, TN 37219

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $1.00.

Joyce C. Cook
Affiant

Sworn to and subscribed before me this 26 day of June, 2004.

My Commission Expires:
May 24, 2008

Notary Public

LARRY H. HAGAR NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP/PARCEL:
Kenneth Clark Cook	Kenneth Clark Cook	110/14
1751 Stewarts Ferry Pike	1751 Stewarts Ferry Pike	
Hermitage, TN 37076	Hermitage, TN 37076	

KNOW ALL MEN BY THESE PRESENTS that Joyce Clark Cook for and in consideration of love and affection do hereby quitclaim and convey unto Kenneth Clark Cook and wife, Kathy Cook, all my right, title and interest in the following described tract or parcel of land, to-wit:

> BEING a tract of Land lying in the 12th Councilmanic District of Nashville, Davidson County, the Tract also being noted as parcel 14 on County Tax Map 110 as of record in Book 72, page 301, Register's office, Davidson County, Tennessee and being more particularly described as follows by a survey prepared by Michael R. Williams R.L.S., TENN. #1906, Prepared on March 22, 2004.
>
> BEGINNING at an iron pin set, the said pin being in the northerly right of way of Stewarts Ferry Pike, the said pin being located approximately 1335 feet southeasterly from the intersection of Stewarts Ferry Pike and Smotherman Lane, the pin also being the southeasterly corner of the Barbara L. Webb property as of record in Instrument No. 200305080061648, R.O.D.C., TN. And the southwesterly corner of the property described herein;

Thence, with the Webb property, the following bearings and distances:
THENCE, NORTH 26 DEG 47 MIN 04 SEC EAST, 255.20 FEET TO AN IRON PIN NEW;
THENCE, NORTH 22 DEG 58 MIN 08 SEC EAST, 184.64 FEET TO AN IRON PIN NEW;

THENCE, NORTH 21 DEG 04 MIN 30 SEC EAST, 61.37 FEET TO AN IRON PIN NEW;
THENCE, NORTH 56 DEG 04 MIN 24 SEC WEST, 130.00 FEET TO AN IRON PIN NEW, THE SAID PIN BEING IN A FENCE LINE, THE FENCE LINE BEING THE EASTERLY LINE OF THE ROBERTS CHANDLEY PROPERTY, AS OF RECORD IN BOOK 2196, PAGE 97, R.O.D.C., TN.;

Thence, with the Chandley property, North 21 Deg 04 Min 30 East, 262.06 Feet to a fence post old located at a fence intersection situated in the southerly line of the Jeffrey T. Shrum property, as of record in Book 9663, Page 67, R.O.D.C., TN.;

Thence, with the Shrum property, South 85 Deg 18 Min 48 Sec East, 698.35 feet to a concrete monument old (Corps of Engineers Marker), the said monument being the southeast corner of the Rodney Butts property, as of record in Book 10876, Page 338, R.O.D.C., TN. And being the northwest corner of the Corps of Engineers property;

Thence, with the Corps of Engineers property, the following bearings and distances:

THENCE, SOUTH 50 DEG 28 MIN 15 SEC WEST, 439.41 FEET TO A IRON PIN OLD (CORPS OF ENGINEERS);
THENCE, SOUTH 20 DEG 44 MIN 00 SEC WEST, PASSINIG A CONCRETE MONUMENT OLD (CORPS OF ENGINEERS MARKET) AT A DISTANCE OF 713.81 FEET, FOR A TOTAL DISTANCE OF 719.81 FEET TO AN IRON PIN NEW LOCATED IN THE NORTHERLY RIGHT OF WAY OF STEWARTS FERRY PIKE.

Thence, with the said right of way with a curve to the left, the said curve having a radius of 1301.66 feet, a delta angle of 12 Deg 26 Min 20 Sec, a chord bearing of North 49 Deg 51 Min 14 Sec West, a chord distance of 282.03, for an ARC length of 282.59 to an iron pin new;

Thence, North 56 Deg 04 Min 24 Sec West, 99.27 feet to the point of beginning.

CONTAINING: 383,308 Square Feet or 8.800 acres, more or less.

This being the same property conveyed to Kenneth Burton Cook and wife, Joyce Clark Cook as devisees under the Will of Record in Book 72, Page 301, County Court Clerk's Office for Davidson County and originally contained 41.3 acres more or less and hence the said Kenneth Burton Cook and wife, Joyce Clark Cook having sold and conveyed a portion of said original tract to Paul Mabry recorded in Book 3850, page 954 of record in the Davidson County Register of Deeds office and being the same

property, which included a tract of land condemed by the Federal Government for the Percy Priest Land and Dam project **Tract No. 415.**

Being the same property conveyed to Nellie Weatherly, by deed from Ala Hunt Phillips of record in Book 1191, page 276, Register's Office for Davidson County, Tennessee. The said Nellie Weatherly having since died and devised said property to Kenneth Burton Cook and wife, Joyce Clark Cook, as devisees under the Will of record in Book 72, page 301, County Court Clerk's Office for Davidson County, Tennessee. The said Kenneth Burton Cook having passed away on November 26, 1999.

This conveyance is subject to a life estate retained by: Joyce Clark Cook.

IN WITNESS WHEREOF, I have hereunto set my hand on this the 26 day of June, 2004.

Joyce Clark Cook
JOYCE CLARK COOK

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named JOYCE CLARK COOK, the bargainor, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville Tennessee, this 26 day of June, 2004.

NOTARY PUBLIC

LARRY H. HAGAR NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires: May 24, 2008