Davidson County DEEDQC
Recvd: 10/06/04 10:21 3pgs
Fees:17.00 Taxes:0.00

20041006-0120352

ED HILL REALTY
2221 NOLENSVILLE RD
NASHVILLE, TN 37211

RECORD AND RETURN TO:
NATIONS TITLE AGENCY OF TENNESSEE, INC.
5214 MARYLAND WAY, STE. 208
BRENTWOOD, TN 37027

QUIT CLAIM DEED

WOODY HARTMAN
MY COMM. EXPIRES
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TN

STATE OF TENNESSEE
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $0.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 5th DAY OF ~~SEPTEMBER~~ OCTOBER, 2004.

Notary Public

MY COMMISSION EXPIRES: July 19 2008

THIS INSTRUMENT WAS PREPARED BY
NATIONS TITLE AGENCY OF TENNESSEE, INC. 5214 MARYLAND WAY, STE. 208, BRENTWOOD, TN 37027

NAME ANDADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NUMBER
HOUSTON E. HILL **6861 BURKITT RD.** **ANTIOCH, TN 37013**	**SAME**	**187-152**

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE,

DAVID R. HILL, UNMARRIED

HEREINAFTER CALLED THE GRANTORS, HAVE QUITCLAIMED AND SOLD, AND BY THESE PRESENTS DO QUITCLAIM UNTO

HOUSTON E. HILL, MARRIED

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, ALL OF HIS RIGHT, TITLE AND INTEREST IN A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Land situated in the Thirty-first (31st) Councilmanic District of Davidson County, Tennessee and Being a portion of the Gene Horace Smith Farm located on the South side of Burkitt Road as evidenced in Deed Book 5653 page 890 RODC and being described according to survey by Robert J. Morris, R.L.S. # 748 dated September 11, 1994 as follows:

Beginning on an existing iron pin in the South right-of-way of Burkitt Road and on the common corner of the Gene Horace Smith tract and the Gregory W. Dunn 5.01 acre tract; thence South 01° 51' 41" West for a distance of 1149.46 feet to an existing iron pin on Dunn's Southwest corner' thence South 83° 46' 55" East for a distance of 323.00 feet to an existing iron pin on Dunn's Southeast corner and Hill's West line; thence South 05° 37' 28" West for a distance of 719.92 feet to an iron pin set; thence North 87° 32' 46" West for a distance of 299.84 feet to an iron pin set; thence North 01° 51' 41" East for a distance of 696.50 feet to an iron pin set; thence North 58° 07' 41" West for a distance of 28.86 feet to an iron pin set; thence North 01° 51' 41" East for a distance of 1158.04 feet to an iron pin set on the South right-of-way of Burkitt Road; thence along a curve to the left having a radius of 1457.39 feet and an arc length of 54.00 feet, being subtended by a chord of North 69° 40' 45" East for a distance of 53.99 feet to the point of beginning containing 6.757 acres, more or less.

BEING the same property conveyed to David R. Hill, Unmarried by deed from Gene H. Smith and wife, Patricia C. Smith, of record in Instrument Number 200008250084013, Register's Office for Davidson County, Tennessee.

Unimproved ( )
This is improved (X) property known as 6.7 ACRES, BURKITT ROAD, ANTIOCH, TN 37013

Witness my hand this 2 day of ~~SEPTEMBER~~ OCTOBER, 2004

David R Hill

DAVID R. HILL

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 David R. Hill, Unmarried the bargainors with whom I am personally acquainted or proved to me on the basis of satisfactory evidence and who acknowledged that they executed the within instrument for the purposes therein contained.
Witness my hand and official seal at Nashville Tennessee this 2 day of ~~September~~ October, 2004.

Commission Expires: 8/20/07

Sandra I Glenn
Notary Public

SANDRA I. GLENN NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, TN

STATE OF TENNESSEE
COUNTY OF

Before me, _____, a Notary Public within and for the State and County aforesaid personally appeared _____ and _____ with whom I am personally acquainted and who upon _____oath(s) acknowledged _____ to be the _____ and _____respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____, 20_____.

My commission expires:_____ _____
Notary Public

STATE OF TENNESSEE
COUNTY OF

On this the _____ day of _____, 20_____, before me personally appeared _____ to me known to be the person who executed the foregoing instrument in behalf of _____ as _____ Attorney in Fact, and acknowledged the_____ executed the same as the free act and deed of the said _____.

Witness my hand and official seal at _____, Tennessee, this the _____ day of _____, 20_____.

My commission expires:_____ _____
Notary Public

Exhibit "A"
ACCESS AND UTILITY EASEMENT

Being an Access and Utility Easement on a portion of the lands of Gene H. Smith and wife, Patricia C. Smith recorded in Book 9676, Page 645, in the Register's Office of Davidson County, Tennessee. Lands of said Smith's being located in the southern portion of said Davidson County, Tennessee, on the southside of Burkitt Road 650 +/- feet west of Whittemore Lane. Easement is for the purpose of providing for the construction and maintenance of an Access Road and for the installation of Utilities to a Lease Tract on said lands of the Smith's. Access and Utility Easement being more particularly described as follows:

POINT OF BEGINNING being a found ¾" iron rod being the most northeasterly corner of said lands of the Smith's, located on the Southern Right-of-Way of said Burkitt Road; Thence leaving said Southern Right-of-Way of Burkitt Road and along a common line of said the Smith's and the Lands of Gregory W. Dunn and wife, Marsha J. Dunn recorded in Book 9100, Page 213 in said Register's Office, South 02 deg. 56' 02" West 1149.55 feet to a point, being the southwest corner of said lands of Dunn; thence leaving said common line of Smith and Dunn South 02 deg. 56' 02" West 554.71 feet to a point; thence, South 34 deg. 06'59" East 297.17 feet to a point; thence, South 14 deg. 06'59" East 15.54 feet to a point on the northerly boundary of said Lease Tract; thence, with a curve to the left having a radius of 36.00 feet, an internal angle of 125 deg. 26'08" and a chord bearing South 02 deg. 55' 03" West a distance of 63.99 feet to a point; thence South 01 deg. 06'52" West a distance of 24.20 feet to a point; thence South 31 deg. 06'52" West a distance of 25.46 feet; thence ; leaving said Lease Boundary, North 14 deg. 06'59" West a distance of 99.27 feet to a point; thence North 34 deg.06'59" West 303.52 feet to a point; thence North 02 deg. 56'02" East 1702.83 feet to the southerly right -of-way margin of Burkitt Road; thence, with said southerly right-of-way margin North 72 deg. 35'02" East 42.66 feet to the Point of Beginning.

Containing 82,011.1 square feet or 1.883 acres and being described according to a survey prepared by Robert M. Searson, RLS 1666, Espey, Huston & Associates, 441 Donelson Pike, Suite 320, Nashville, TN 37214, dated August 9, 1996, last revised April 25, 1997, File No. 17278-32.

Bearings are Magnetic taken 6/96.