(1)

Davidson County DEEDQC
Recvd: 10/25/04 12:30 3pgs
Fees:17.00 Taxes:0.00
20041025-0127970

THIS INSTRUMENT PREPARED BY:
Judy S. Wells, Attorney
7101 Executive Center Drive, Suite 151
Brentwood, TN 37027

NEW OWNER:	**SEND TAX BILLS TO:**	**MAP/PARCEL:**
W. Wayne Vandevort		Map 94
1120 Visco Drive	NEW OWNER	Parcel 112.00
Nashville, TN 37210		

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS that **THE RADS GROUP, LLP, a Tennessee limited partnership,** for and in consideration of Ten and no/100's ($10.00), cash in hand paid, the receipt of which is hereby acknowledged, has bargained and sold and do hereby convey remise, release and forever quitclaim unto **W. Wayne Vandevort,** its entire right, title and interest in and to a certain tract of land in Davidson County, Tennessee, described as follows:

SEE EXHIBIT "A" FOR FULL LEGAL DESCRIPTION

Being the same property conveyed to THE RADS GROUP, LLP, by quitclaim deed from Red Arrow Delivery Service Co., Inc. of record in Instrument No. 20010717-0075552, Register's Office for Davidson County, Tennessee.

This is improved property known as 1120 Visco Drive, Nashville, TN 37210.

This instrument and the interest released and quitclaimed are subject to such limitations, encumbrances, easements and restrictions as may affect the premises.

WITNESS my hand this the 20th day of ~~July, 2001~~ October, 2004.

THE RADS GROUP, LLP

By: _____
W. Wayne Vandevort, Partner

By: _____
Charles T. Cantrell, Partner

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Charles T. Cantrell, with whom I am personally acquainted and who upon his oath acknowledged himself to be the Partner of THE RADS GROUP, LLP, the within named bargainor, a partnership, and that he as such Partner being authorized so to do, executed the foregoing instrument for the purposes therein contained be signing the name of the partnership by the said Charles T. Cantrell, as such Partner.

Witness my hand and official seal at office at Brentwood, Tennessee, on this the 20th day of October 2004.

_____
Notary Public

My commission expires: 9/28/08

JUDY S. WELLS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF Wilson

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared W. Wayne Vandevort, with whom I am personally acquainted and who upon his oath acknowledged himself to be the Partner of THE RADS GROUP, LLP, the within named bargainor, a partnership, and that he as such Partner being authorized so to do, executed the foregoing instrument for the purposes therein contained be signing the name of the partnership by the said W. Wayne Vandevort, as such Partner.

Witness my hand and official seal at office at Mt Juliet, Tennessee, on this the 20th day of October 2004.

JUDY S. WELLS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN

Notary Public

My commission expires: 9/28/08

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration for this transfer is $ 00.

Affiant

Sworn to and subscribed before me this the 20th day of October, 2004.

:

Notary Public

My Commission Expires: 9/20/08

JUDY S. WELLS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN

EXHIBIT A

Legal Description

A parcel of land in the First Civil District, Nashville, Davidson County, Tennessee, located in the northerly margin of Visco Drive north of Omohundro Drive and being more particularly described as follows:

BEGINNING at an iron pin (new) in the northerly margin of Visco Drive, said pin being northwesterly 435.38 feet, as measured along said northerly margin, from the northerly margin of Omohundro Drive, said pin also being the southwesterly corner of property conveyed to Mark H. George by deed of record in Book 8734, page 980, Register's Office for Davidson County, Tennessee, and the southeasterly corner of the herein described parcel; thence, with said northerly margin, with a curve to the left 150.0 feet to an iron pin (old), said curve having a central angle of 17 deg. 11' 20", a radius of 500.00 feet, a tangent of 75.57 feet and a chord of N 87 deg. 27' 00" W, 149.44 feet; thence, leaving said northerly line with the easterly line of property conveyed to Ergon, Inc. by deed of record in Book 8923, page 671, R.O.D.C., N 06 deg. 03' 00" W 180.00 feet to an iron pin (new); thence, continuing with said easterly line, N 27 deg. 23' 00" W, passing through a witness pin (new) at 437.38 feet, for a total distance of 484.50 feet to a point in the low waterline of the Cumberland River; thence, with said low waterline N 85 deg. 55' 00" E. 155.00 feet to a point; thence, continuing with said low waterline N 72 deg. 35' 00" E. 130.00 feet to the centerline of Brown's Creek; thence, leaving said centerline with the westerly line of property conveyed to Mark H. George by deed of record in Book 8734, page 980, R.O.D.C., S. 11 deg. 08' 00" W. passing through a witness pin (new) at 59.00 feet, for a total distance of 540.47 feet to the point of beginning, containing 186. 055 square feet or 4.27 acres, more or less, according to a survey done May 12, 2000, by Ronald W. Ferguson, Registered Land Surveyor No. 1972, with Barge, Waggoner, Sumner & Cannon.