Davidson County DEEDQC
Recvd: 09/07/05 09:00 3 pgs
Fees:17.00 Taxes:0.00
20050907-0107042

This Instrument Prepared by:
American Title Company, Inc
925 Industrial Drive
Old Hickory, TN 37138

QUITCLAIM DEED

ADDRESS NEW OWNER	SEND TAX BILLS TO:	MAP & PARCEL
Benjamin Farrell, Jr.	**SAME**	**57-15.00**
5440 Old Hickory Blvd		
Ashland City, TN 37015		
05-1664		

THIS QUITCLAIM DEED made and entered in to on the day and date last written by and between **Carolyn L. Robinson** hereinafter referred to as the "GRANTOR", does hereby quitclaim and convey unto **Benjamin Farrell, Jr.** hereinafter referred to as the "GRANTEES".

WITNESSETH

FOR AND IN CONSIDERATION of the sum of One and No/100 ($1.00) Dollars cash in hand paid, the receipt of which is hereby acknowledge, and other good and valuable consideration **Carolyn L. Robinson** has this day quitclaimed unto **Benjamin Farrell, Jr** all its right, title and interest in and to certain real property located in **Davidson** County, Tennessee being more particularly described as follows, to-wit:

See attached legal description

Said property is conveyed subject to such limitations, restrictions and encumbrances as may affect the premises.

IN Witness Whereof, the Undersigned has hereunto set their hands on this the 29 day of August, 2005.

Carolyn L. Robinson

Carolyn L. Robinson

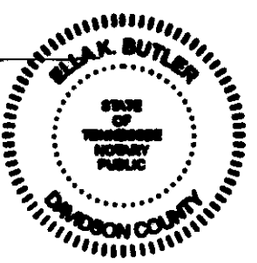
STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, a Notary Public of said county and state, the within named **Carolyn L. Robinson,** with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 29 day of August, 2005.

Ella K Butler

My Commission Expires May 30, 2007 Notary Public



STATE OF Tennessee
COUNTY OF Davidson

The actual consideration for this transfer is $-0-.

Affiant

Subscribed and sworn to before me, this the 29 day of August, 2005.

Ella K Butler
Notary Public

My Commission Expires: May 30, 2007



Policy No.: 05-1664

Property located at: 5440 Old Hickory Blvd, Davidson County, Ashland City, TN 37015 AND:

A tract of land in the 13th formerly the 25th Civil District of said County, on the headwaters of Sulphur and Bull Run Creeks, and original plan being of record in Book 161, page 177, Register's Office for said County, and being part of Lot No. 25 of the Dr. E.E. Brown Farm, as shown on the copy of a survey made May 16 and 24, 1949, by John D. Kerr, County Surveyor for Rutherford County, Tennessee, described as follows:

Beginning on the easterly margin of Old Hickory Boulevard at the southwest corner of Lot 25, being in the south line of the original Brown Farm; thence with said Boulevard, northwardly 532.5 feet to a point 210 feet south of the northwest corner of Lot 25; thence eastwardly 420 feet; thence northwardly 210 feet to the line between Lots Nos. 24 and 25; thence with the line between said lots south 74 3/4° east 504 feet; thence south 2° west 495 feet; thence north 89° west 1069.2 feet to the easterly margin of Old Hickory Boulevard, the point of beginning. BOOK 6243 PAGE 26

INCLUDED in the above described property but specifically EXCLUDED therefrom is the following described tract of land:

A tract of land in the 13th formerly the 25th Civil District of Davidson County, Tennessee, on the headwaters of Sulphur and Bull Run Creeks, and original plan being of record in Book 161, page 177, Register's Office for said County, and being part of Lot No. 25 of the Dr. E.E. Brown Farm, not of record, described according to a survey made by Ralph W.C. Lambert, Surveyor, August 2, 1958, as follows:

Beginning on the easterly margin of Old Hickory Boulevard at the southwest corner of the property conveyed to S.A. Watson and wife, by deed from Walter Rufus Davis and wife, of record in Book 2697, page 570, said Register's Office; thence with said Watson's southern boundary line south 74° 45' east 420 feet to an iron pin, said Watson's southeast corner; thence with said Watson's eastern boundary line north 15° 00' east 210 feet to an iron pin in the line between Lots Nos. 24 and 25 on said unrecorded plan; thence with the line between Lots Nos. 24 and 25 south 74° 45' east 504 feet to an iron pin; thence south 2° 00' west 410 feet to an iron pin; thence north 74° 30' west 1,020 feet to the easterly margin of Old Hickory Boulevard; thence with the same north 16° 00' east 200 feet to the beginning.

Being the same property conveyed to Benjamin Farrell, Jr. and Carolyn L. Robinson on 03-05-84, by deed from Elree H. Jones and wife, Sarah Ann Scott Jones, filed for record on 03-06-84, in Book 6243, page 25, Register's Office for Davidson County, Tennessee.

Being further conveyed to Benjamin Farrell, Jr. by quitclaim deed being recorded simultainiously herewith, filed for record on _____, in Book _____, page_____, Register's Office for Davidson County, Tennessee.

ORIGINAL