Davidson County DEEDQC
Recvd: 01/29/07 08:46 2 pgs
Fees:12.00 Taxes:0.00
20070129-0011327

FROM: PATRICIA FISHER HESS, ET AL

TO: PATRICIA HESS AND WANDA WARREN, SUCCESSOR CO-TRUSTEES

QUITCLAIM DEED

ADDRESS NEW OWNER AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Patricia Hess and Wanda Warren, Successor Co-Trustees 4460 Pond Creek Road Pegram, Tennessee 37143	Same	Map 128-00-0 Parcel 031.00

This instrument prepared by:

Larry D. Craig
Attorney at Law
305 Fourteenth Avenue, North
Nashville, Tennessee 37203

LARRY D. CRAIG NOTARY PUBLIC AT LARGE CHEATHAM COUNTY, TENN.
My Commission Expires FEB. 10, 2008

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $0.00.

Patricia Fisher Hess,
Affiant

Sworn to and subscribed before me this 25th day of January, 2007.

NOTARY PUBLIC

My Commission Expires: 2-10-08

We, Patricia Fisher Hess, Wanda J. Warren and Gary W. Whaley, being all of the heirs at law of Edna W. Whaley, deceased, and being all the heirs at law of John T. Whaley, deceased, do hereby quitclaim to Patricia Hess and Wanda Warren, Successor Co-Trustees of the Edna W. Whaley Revocable Living Trust UAD 6/7/99, as amended, 10/28/02 and 6/1/05, all of our interest in the following land:

Land in the 8th, formerly the 12th Civil District of Davidson County, Tennessee, described according to a survey made by Geo. W. Watkins, Surveyor, May 12, 1953, as follows: Beginning at a point in the center of the Old Sawyer Brown Road, at the southeast corner of a 112 ½ acre tract of land conveyed to C. E. Francis and wife, Fannie J. Francis by deed of from Earl S. Turman and wife, of record in Book 2101, page 46, Register's office for said County; thence with the northern boundary line of 112 ½ acre tract North 88 deg. 05' west 515.5 feet to a post in the southeast corner of a 7 ½ acre tract conveyed to C. E. Francis and wife, by deed of record in Book 2101, page 46, said Register's Office; thence with the eastern boundary line of said 7 ½ acre tract, North 1 deg. 25' East 263.2 feet to a post, the northeast corner of said tract; thence with the northern boundary line of said 7 ½ acre tract, North 87 deg. West 652 feet to a post; thence North 28 deg. 30' East 557 feet to an iron pin; thence South 73 deg. East 1056 feet to a railroad spike in the center of said Old Sawyer Brown Road; thence with the center of said road, South 16 deg. West 333.6 feet and South 4 deg. 55' West 171.5 feet to the beginning, containing 13.14 acres more or less.

(THE ABOVE PROPERTY WAS ORIGINALLY DESCRIBED BY A 1948 SURVEY IN WARRANTY DEED OF RECORD IN BOOK 2282, PAGE 203, RODCT AND THE ABOVE DESCRIPTION INCLUDES THE TAKING OF A RIGHT OF WAY IN DEED OF RECORD IN BOOK 2105, PAGE 455, RODCT)

The above property being a portion of the same property conveyed to John T. Whaley and wife, Edna W. Whaley a one-half undivided interest from Paul E. Williams and wife, Harveline Williams by deed of record in Book 2282, page 203, Register's Office for Davidson County, Tennessee; and being a portion of a 25.14 acre tract originally conveyed to John T. Whaley and Paul E. Williams by deed of record in Book 2018, page 254, Register's Office for Davidson County, Tennessee. The above property vests a one-half undivided interest in John T. Whaley and a one-half undivided interest in John T. Whaley and wife, Edna W. Whaley as of May 9, 1954.

INCLUDED IN THE ABOVE 13.14 ACRE TRACT but EXPRESSLY EXCLUDED THEREFROM IS a 3.75 acre tract of land having been taken by the Department of Highways and Works of the State of Tennessee by Final Order dated September 4, 1964 of record in Book 3808, page 982, Register's Office for Davidson County, Tennessee.

INCLUDED IN THE ABOVE DESCRIBED 13.14 ACRE TRACT but EXPRESSLY EXCLUDED THEREFROM is that property having been conveyed to Darrell J. McCall and wife, Mona G. McCall by deed of record in Book 5115, page 876 and by tax records contains approximately 5.14 acres, being more particularly described as follows:
Being a tract of land in the 8th formerly the 18th Civil District of Davidson County, Tennessee, and described according to a loan survey by Barry Greer and Associates, dated January 12, 1977, as follows:

Beginning at a point in the center line of Sawyer Brown Road at the southeast corner of the property conveyed to Paul E. Williams and wife, of record in Book 2337, page 313, said Register's Office; thence along the southerly line of said land North 70 deg. 02' west 662.90 feet to a point in the easterly right of way of Interstate I-40; thence along said right of way South 24 deg. 32' West 430.6 feet to a point at the northwest corner of the property conveyed to Freddie H. Stromatt and wife, of record in Book 4554, page 648; thence along the northerly line of same South 85 deg. 06' West 213.7 feet to a point; thence South 85 deg. 00' East 523.7 feet to a point in the center line of the same around a curve to the right having a radius of 1745.72 feet a distance of 239.2 feet to the point of beginning.

John T. Whaley having since died on May 20, 1999, survived by his wife, Edna W. Whaley, and his three children, Patricia Fisher Hess, Wanda J. Warren and Gary W. Whaley, also being the heirs at law by intestate succession of the said John T. Whaley as to the remaining one-half undivided interest of John T. Whaley, as set forth above. Further, Patricia Fisher Hess, Wanda J. Warren and Gary W. Whaley, being all of the children born unto Edna W. Whaley, who died on September 27, 2005, unmarried, taking by intestate succession, all of the interest of Edna W. Whaley, as inherited from John T. Whaley and by intestate succession of Edna W. Whaley. Edna W. Whaley by survivorship taking the one-half undivided interest as set forth in Book 2282, Page 203, Register's Office for Davidson County, Tennessee.

The Grantors herein do further join in this instrument for purposes of correction of that certain quitclaim deed by Edna W. Whaley to Edna W. Whaley, Trustee, and any successor trustees thereto, U.A.D. 6/7/99, as amended, as to her one-half undivided interest which had an incorrect legal description. The legal description of record in Book 11514, Page 809, Register's Office for Davidson County, Tennessee, failed to set forth excluded tracts as identified above. Therefore, this instrument effectuates a full fee simple title into the successor co-trustees of Edna W. Whaley under the terms of her revocable trust.

Patricia Fisher Hess being one and the same person and Patricia Hess and Wanda J. Warren being one and the same person as Wanda Warren.

This is unimproved property commonly known as 7675 Sawyer Brown Road, Nashville, Tennessee 37221.

Witness our hands this 25th day of Jan., 2007.

Patricia Fisher Hess
PATRICIA FISHER HESS

Wanda J. Warren
WANDA J. WARREN

GARY W. WHALEY

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 Patricia Fisher Hess, the bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 25th day of Jan., 2007.

NOTARY PUBLIC

My commission expires: 2-10-08

LARRY D. CRAIG NOTARY PUBLIC AT LARGE CHEATHAM COUNTY, TENN.

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 Wanda J. Warren, the bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 25th day of Jan., 2007.

NOTARY PUBLIC

My commission expires: 2-10-08

My Commission Expires FEB. 10, 200
LARRY D. CRAIG NOTARY PUBLIC AT LARGE CHEATHAM COUNTY, TENN.

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 Gary W. Whaley, the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 25th day of Jan., 2007.

NOTARY PUBLIC

My commission expires: _____

My Commission Expires FEB. 10, 200
LARRY D. CRAIG NOTARY PUBLIC AT LARGE CHEATHAM COUNTY, TENN.

My Commission Ex