Davidson County DEEDQC
Recvd: 08/12/08 13:36 3 pg
Fees:17.00 Taxes:0.00
20080812-0082977

STATE OF TENNESSEE
COUNTY OF WILSON

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

Affiant

Subscribed and sworn to before me this 7th day of August, 2008.

Notary Public

My Commission expires: 9-19-09

REGINA M. KEITH NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

This instrument was prepared by:

John A. Beam, III
709 Taylor Street
P.O. Box 280240
Nashville, TN 37228

Address New Owner as Follows:

Susan Cartwright, Trustee
The Cartwright Storage Property Trust
101 Matterhorn Drive
Old Hickory, Tennessee 37138

Send Tax Bills to:

Susan Cartwright
101 Matterhorn Drive
Old Hickory, Tennessee 37138

Map-Parcel Numbers:

Wilson: 52/804
Davidson: 65-13/104

QUIT CLAIM DEED

WHEREAS, Hamilton Cartwright, Jr., Trustee, is the current owner of record of the property described below (the "Property");

WHEREAS, Hamilton Cartwright, Jr. owned an 43.75% beneficial interest in the trust, Susan Cartwright owns a 43.75% beneficial interest in the trust, and Paul Odum owns a 12.5% beneficial interest in the trust which operates a mini storage business as a joint venture on land owned in trust for the joint venture, the joint venture being the beneficial owner of the Property pursuant to an oral agreement of the trust beneficiaries (the "Trust");

WHEREAS, Hamilton Cartwright, Jr. died on April 7, 2008, and his Last Will and Testament dated May 12, 2004 and Codicil dated January 29, 2008 were duly probated in the Chancery Court for Wilson County, Tennessee, Case No. 08P-100;

WHEREAS, Susan Cartwright was appointed as Executrix of the Estate of Hamilton Cartwright, Jr. by the Probate Court for Wilson County, Tennessee, on April 30, 2008;

WHEREAS, the Last Will and Testament of Hamilton Cartwright, Jr. distributes his 43.75% interest in the Trust to Susan Cartwright, Trustee of The Cartwright Storage Property Trust established in the Last Will and Testament; and

WHEREAS, after this conveyance, Susan Cartwright will own a 56.25% interest in the Property as tenants in common with Susan Cartwright, trustee of The Cartwright Storage Property Trust established in the Last Will and Testament of Hamilton Cartwright, Jr., which owns a 43.75% interest in the Property.

KNOW ALL MEN BY THESE PRESENTS that Susan Cartwright, Executrix of the Estate of Hamilton Cartwright, for and in consideration of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, the receipt of which is hereby acknowledged, has bargained and sold, and does hereby convey, remise, release and forever quitclaim unto Susan Cartwright, Trustee of The Cartwright Storage Property Trust, its successors and assigns, the estate's entire right title, and undivided 43.75% interest in and to a certain tract or parcel of land partially in Davidson County, Tennessee and partially in Wilson County, Tennessee, described as follows:

REAL estate located partially in Wilson and partially in Davidson County, Tennessee, and described as follows:

BEING Lot No. "B" on the Plan of the Resubdivision of Shiloh Park Addition as of record in Plat Book 16, Page 528, Register's Office of Wilson County, Tennessee, to which plat reference is here made for a more particular description.

BEING the same property conveyed to Hamilton Cartwright, Jr., Trustee, by Quit Claim Deed dated October 8, 1987, of record in Deed Book 7477, Page 338, in the Register's Office for ~~Wilson~~ DAVIDSON County, Tennessee.

THIS is improved property known as: 101 Matterhorn Drive, Old Hickory, Tennessee 37138.

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

WITNESS my hand this 7th day of August, 2008.

The Estate of Hamilton Cartwright, Jr.

Susan Cartwright, Executrix and Successor Trustee

Paul Odum joins in this transfer to relinquish his rights to the joint venture and the real property it occupies.

Paul Odum

STATE OF TENNESSEE)
)
COUNTY OF WILSON)

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Susan Cartwright, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand, at Old Hickory, Tennessee, this 7th day of August, 2008.

Regina M Keith
Notary Public

REGINA M. KEITH NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission expires: 9-19-09

STATE OF TENNESSEE)
)
COUNTY OF WILSON)

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Paul Odum, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand, at Old Hickory, Tennessee, this 7th day of August, 2008.

Regina M. Keith
Notary Public

My Commission expires: 9-19-09

REGINA M. KEITH
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.