Return To:
MH&S Law Firm
1804 Williamson Ct. Ste 201
Brentwood, TN 37027
615-377-3319

THIS INSTRUMENT
PREPARED BY:
McCann, Hubbard & Solomon
1804 Williamson Court, Suite 201
Brentwood, Tennessee 37027

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
The actual consideration or value,
whichever is greater, for this transfer is $0.00.

ADDRESS OF NEW OWNER:
Robert R. Harris, et al
1025 Woodvale Drive
Nashville, Tennessee 37204

AFFIANT

SEND TAX BILLS TO:
New Owner

Subscribed and sworn to before me
this 4 day of May, 2009.

RUSSELL JOHN McCANN
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

NOTARY PUBLIC
My Commission Expires: MY COMMISSION EXPIRES July 18, 2009

Map/Parcel: 160-00-0-177.00
160-00-0-179.00

QUITCLAIM DEED

In consideration of $10.00, and other good and valuable consideration, **R. R. Harris, Jr., Trustee,** Grantor, hereby quitclaims and conveys all of his/her undivided right, title and interest to the hereinafter described property to **Robert R. Harris, Jr., Gail H. Neely, and F. Annette Cox, each an undivided one-third (1/3) interest as Tenants in Common,** Grantee. Said property conveyed herein is described as follows:

Tract 1:

Lot 5, 6 and 7 as shown on the Preliminary Subdivision Plan of Oak Hill Estates, by James L. Murphy & Co., dated September 9, 1965.

Beginning at a point on the westerly right-of-way of Franklin Road, said point being 1003 feet more or less north of the extreme southeast corner of the original Oak Hill Estates property as measured along said right-of-way; Thence leaving said right-of-way North 55°-35' West, 350 feet more or less, to a point; Thence with the property of Sue Perkins, North 37°-25' East, 153 feet, more or less, to a point; Thence North 51°-35' West, 415.2 feet to a point; Thence leaving the Perkins property North 6°-31' East, 44.1 feet to a point; Thence North 52°-00' East, 500 feet, more or less, to a point; Thence South 88°-30' East, 160 feet, more or less, to a point; Thence South 55°-00' East, 420 feet, more or less, to a point on the westerly right-of-way of Franklin Road; Thence with the said right-of-way the following, South 35°-00' West, 105 feet, more or less, to a point; Thence South 55°-35' East, 50 feet, more or less, to a point; Thence South 34°-25' West, 150 feet, more or less, to a point; Thence South 55°-35' East, 30 feet, more or less, to a point; Thence South 34°-25' West, 530 feet, more or less, to the point of beginning. And Containing 10.9 Acres, More or Less.

BILL GARRETT, Davidson County
Trans:T20090032589 DEEDQC
Recvd: 05/18/09 10:59 4 pgs
Fees:22.00 Taxes:0.00
20090518-0045339

Being one of the same tracts conveyed to R. R. Harris, Jr., Trustee, by Quitclaim Deed, from J. B. Downey, Trustee, of record in Book 5587, page 77, Dated April 3, 1980, Register's Office for Davidson County, Tennessee.

Tract 2:

Lot 8 as shown on the Preliminary Subdivision Plan of Oak Hill Estates, by James L. Murphy & Co., dated September 9, 1965.

Beginning at a point on the westerly right-of-way of Franklin Road, said point being 540 feet, more or less, South of the centerline of Lakeview Drive, said point being the southeasterly corner of the Church Property; Thence with the westerly right-of-way of Franklin Road, South 35°-00' West, 185 feet, more or less, to a point; Thence leaving said right-of-way North 55°-00' West, 520 feet, more or less, to a point; Thence North 52°-00' East, 200 feet, more or less, to a point; Thence with the southerly line of the Church Property South 55°-00' East, 460 feet to the point of beginning, And Containing 2.08 Acres, More or Less.

Being one of the same tracts conveyed to R. R. Harris, Jr., Trustee, by Quitclaim Deed, from J. B. Downey, Trustee, of record in Book 5587, page 77, Dated April 3, 1980, Register's Office for Davidson County, Tennessee

Tract 3:

Lots 75, 76, and Reserved Parcel "C", as shown on the preliminary subdivision plan of Oak Hill Estates, by James L. Murphy & Co., dated September 8, 1965.

Beginning at a point on the northerly right-of-way of Lakeview Drive, said point being the southwesterly corner of Lot No. 77, as recorded on the plan of Oak Hill Estates, Section Two; Thence with said right-of-way as recorded on the plan of Oak Hill Estates, Section Three, North 72°-55' West, 202.07 feet to a point; Thence with a curve to the right having a radius of 1115.92 feet and in a general westerly direction 297.34 feet to a point; Thence leaving said right-of-way with the easterly line of Lot No. 74, as recorded on the Plan of Oak Hill Estates, Section Three, North 32°-21'-22" East, 360.0 feet to a point; Thence with the rear of Lots 73 and 74, as recorded on said plan, North 44° -10'-O1" West, 240.57 feet to a point; Thence with the rear of Lots 71 and 72, as recorded on said plan, North 31°-36'-42" West, 232.16 feet to a point; Thence with the rear of Lot 70, as recorded on said plan, North 11°-14'-59" West, 166.12 feet to a point; Thence North 0°-28' East, 102.0 feet to a point; Thence leaving said section South 80°-00' East, 820 feet, more or less, to a point; Thence North 37°-00' East, 330 feet, more or less, to a point; Thence North 19°-00' East, 150 feet, more or less, to a point; Thence North 7°-45' East, 285 feet, more or less, to a point; Thence with the rear of Lot 101, as recorded on the plan of Oak Hill Estates, Section Two, North 69°-30' East, 375.05 feet to a point; Thence with the rear line of Lot 100, as recorded on said plan, South 69°-26' East, 425 feet, more or less, to a point; Thence South 7°-47' East, 313 feet, more or less, to a point; Thence with the rear of Lot No. 86 and 85, as recorded on said plan, South 33°-26' West, 367.0 feet to a point; Thence with the rear of Lot 84, as recorded on said plan, South 33°-14' West, 249.85 feet to a point; Thence with the rear of Lot 83, as recorded on said plan, South 18°-43' West, 308.7 feet to a point; Thence with the rear of Lot 81, as recorded on said plan, South 75°-57' West, 250.89 feet to a point; Thence with the rear of Lot 80, as recorded on said plan, South 54°-57' West, 184.26 feet to a point; Thence with the rear of Lot 79, 78 and 77, as recorded on said plan, North 88°-45' West, 377.46 feet to a point; Thence with the westerly line of Lot 77, as recorded on said plan, South 54°-04' West, 120.0 feet to a point; Thence continuing with said line South 9°-00' West, 246.91 feet to the point of beginning, And Containing 38.5 Acres, More or Less.

Being one of the same tracts conveyed to R. R. Harris, Jr., Trustee, by Quitclaim Deed, from J. B. Downey, Trustee, of record in Book 5587, page 77, Dated April 3, 1980, Register's Office for Davidson County, Tennessee

Tract 4:

Lots 19, 20, 21, 22 and Reserved Parcel "B", as shown on the Preliminary Subdivision Plan of Oak Hill Estates, by James L. Murphy & Co., dated September 8, 1965.

Beginning at a point on the southerly right-of-way of Lakeview Drive, said point being the northwesterly corner of Lot 18, as recorded on the plan of Oak Hill Estates, Section Two; Thence leaving said right-of-way with the westerly line of Lot 18, South 12°-27' West, 276.37 feet to a point; Thence with the rear of Lot 17 and 18, as recorded on said plan, South 66°-10' East, 381.07 feet to a point; Thence with the rear of Lot 16, as recorded on said plan, South 71°-49' East, 208.27 feet to a point; Thence with the rear of lots 14 and 15, as recorded on said plan, North 67°-56' East, 418.44 feet to a point; Thence leaving said section, South 52°-00' West, 70 feet, more or less, to a point; Thence South 55°-00' East, 520 feet, more or less, to a point on the northwesterly right-of-way of Franklin Road; Thence with said right-of-way South 35°-00' West, 40 feet, more or less, to a point; Thence leaving said right-of-way North 55°-00' West, 420 feet, more or less, to a point; Thence North 88°-30' West, 160 feet, more or less, to a point; Thence South 52°-00' West, 500 feet, more or less, to a point; Thence with the original boundary of Oak Hill Estates, North 79°-00' West, 449.5 feet to a point; Thence North 80°-16' West, 205.0 feet to a point; Thence North 82°-28' West, 210.0 feet to a point; Thence North 83°-58' West, 210.0 feet to a point; Thence North 84°-09' West, 200 feet, more or less, to a point; Thence leaving said boundary and with the rear of Lots 45 and 46 as recorded on the plan of Oak Hill Estates, Section Three, North 19°-13'-53" East, 284.31 feet to a point; Thence with the rear of Lot 43 and 44, as recorded on said plan, North 1°-03;-08" West, 368.86 feet to a point; Thence with the rear of Lot 42, as recorded on said plan, North 27°-06'-31" West, 88.19 feet to a point; Thence with the easterly line of Lot 23, as recorded on said plan, North 42°-21'-56" East, 320.0 feet to a point on the southerly right-of-way of Lakeview Drive; Thence with said right-of-way being a curve to the left and having a radius of 1175.92 feet and in a general easterly direction a distance of 518.88 feet to a point; Thence continuing with said right-of-way South 72°-55' East, 258.07 feet to the point of beginning, And Containing 22.0 Acres, More or Less.

Being one of the same tracts conveyed to R. R. Harris, Jr., Trustee, by Quitclaim Deed, from J. B. Downey, Trustee, of record in Book 5587, page 77, Dated April 3, 1980, Register's Office for Davidson County, Tennessee.

Tract 5:

Land in Davidson County, Tennessee, beginning at a point 44 feet South 6°-31' West of the northeast corner of the Edward E. Young, et ux, tract, as described according to a survey made by Barge, Waggoner and Sumner, Engineers, dated February, 1964; thence South 51°-35' East, 415.20 feet, more or less, to a point; thence South 37°-25' West, 153 feet, more or less, to a point; thence North 55°-35' West, 305 feet, more or less, to a point; thence with the Young property North 6°-30'-30" East, 210 feet to the point of beginning, and containing 1.3 acres, more or less.

Being all of the same property conveyed to R. R. Harris, Jr., Trustee, by Quitclaim Deed, from J. B. Downey, Trustee, of record in Book 5588, page 456, Dated April 4th, 1980, Register's Office for Davidson County, Tennessee.

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

This is all unimproved property wholly identified as two separate Tax Map & Parcels.

Grantor makes no warranties as to the state of the title to the property but acquits any claim that Grantor has to said property and for that purpose thereof, makes this conveyance to Grantee.

This instrument has been prepared based solely upon information provided by the parties, and without the benefit of a title search.

IN WITNESS WHEREOF, the said parties hereto have hereunto set their signatures on this the 4th day of May, 2009.

R. R. Harris, Jr. Trustee

R. R. Harris, Jr., Trustee

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, R. R. Harris, Jr., Trustee of the Testamentary Trust created under the Will of R. R. Harris, Sr., dated March 27, 1971, with whom I am personally acquainted, and who proved to me that he is the authorized representative of the Trust, and who acknowledged that he executed this instrument for the purposes contained therein.

Witness my hand and seal, at office, this 4 day of May, 2009.

RUSSELL JOHN McCANN
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON
MY COMMISSION EXPIRES July 18, 2009

Notary Public

My Commission Expires: _____