BILL GARRETT, Davidson County
Trans:T20090080773 DEEDQC
Recvd: 11/30/09 15:29 4 pgs
Fees:22.00 Taxes:0.00
20091130-0109481

This instrument prepared by:
Bettie J. Winton
Grissim and Hodges, Attorneys
323 Union Street, Suite 400
Nashville, Tennessee 37201

QUITCLAIM DEED

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP/PARCEL NO.:
CHRIS PARDUE 24 White Bridge Road Nashville, Tennessee 37205	Same	**Wilson County:** Map 97, Parcel 2.00 Map 76, Parcel 89 **Davidson County:** Map 98, Parcel 7 (But relinquished to Wilson County for real estate tax assessment per letter of George L. Rooker, Jr., dated April 6, 2005)

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00) DOLLARS, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, **CHAD I. PEARMAN, TRUSTEE under Trust Agreement dated September 1, 2004 with full power and authority to sell, convey, encumber, and lease, without the joinder, consent or approval of any beneficiary** (the "Grantor") has bargained and sold, and by these presents does transfer, quitclaim and convey unto CHRIS PARDUE, his heirs, successors, representatives, and assigns, all of his right, title and interest in and to that certain land in Davidson County and Wilson County, State of Tennessee, described in Exhibit "A" attached hereto and incorporated herein by reference.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

BK/PG: 1377/2022-2025
09409438
4 PGS : AL - QUITCLAIM DEED
JEWEL BATCH: 180174
11/16/2009 - 08:00 AM

VALUE	0.00
MORTGAGE TAX	0.00
TRANSFER TAX	0.00
RECORDING FEE	20.00
DP FEE	2.00
REGISTER'S FEE	0.00
TOTAL AMOUNT	22.00

STATE OF TENNESSEE, WILSON COUNTY
JOHN B SPICKARD
REGISTER OF DEEDS

IN WITNESS WHEREOF, the Grantor has executed this instrument as of the 1st day of July, 2009.

Trustee

CHAD I. PEARMAN, TRUSTEE,
Under a Trust Agreement dated
September 1, 2004, with full power and
Authority to sell, convey, encumber, and
Lease, without the joinder, consent or approval of
any beneficiary

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer, or value of property (whichever is greater) is $0.00.

Affiant

Subscribed and sworn before me this 12th day of November, 2009.

NOTARY PUBLIC
My Commission Expires: 1-23-10

STATE OF TENNESSEE)
COUNTY OF Williamson)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Chad I. Pearman, 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 Franklin, Tennessee, this 16th day of October, 2009.

NOTARY PUBLIC
My Commission Expires: _____

JIM R. VANDERPOOL
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
COMMISSION EXPIRES APRIL 14, 2012

EXHIBIT "A"
Legal Description

Parcel 1 (Davidson County Map 98, Parcel 7 and Wilson County Map 76, Parcel 89)

A tract of land, situated in the 25th Civil District of Wilson County and the 12th Councilmanic District of Davidson County, Tennessee and being the Chad I. Pearman, Trustee property in Wilson County as recorded in Deed Book 1088, Page 505 and 506, being Lot number 5 of "Odom Estates" as recorded in Plat Book 12, Page 101 and being the Chad I. Pearman, Trustee property in Wilson and Davidson Counties as recorded in Wilson County in Deed Book 1088, Page 1558 and 1559 and recorded in Davidson County in Instrument Number 20041210-0147423 and described according to a Boundary Survey by John D. McCormick – RLS Number 674 as follows:

Beginning at an iron rod in the southernly margin of Central Pike in Wilson County, said point being the Northwest corner of Lot Number 6 and the Northeast corner of Lot Number 5 of "Odum Estates", thence along the line between Lots 5 and 6 South 5 degrees 35 hours West a distance of 949.42 feet to an existing iron rod; thence along an old fence line as follows: South 87 degrees 30 hours 57 minutes East a distance of 241.25 feet to an existing iron rod; thence South 77 degrees 09 hours 45 minutes East a distance of 38.73 feet to a new iron rod; thence 87 degrees 33 hours 29 minutes East a distance of 504.60 feet to a point in old fence; thence South 3 degrees 32 hours 05 minutes West a distance of 8.92 feet to a point in the Northerly right-of-way of Interstate 40; thence along the Northerly right-of-way of Interstate 40 South 89 degrees 12 hours 43 minutes West a distance of 1568.18 feet to a concrete highway monument at the Wilson-Davidson County line; thence continuing along said right-of-way South 89 degrees 12 hours 43 minutes West a distance of 759.16 feet to a highway monument in the easterly margin of Earhart Road; thence along the easterly margin of Earhart Road North 3 degrees 38 hours 17 minutes East a distance of 178.85 feet to a highway monument; thence leaving Earhart Road and along the Southerly boundary of "Odum Estates" South 86 degrees 35 hours 23 minutes East a distance of 682.08 feet to an iron rod at the Davidson-Wilson County line; thence continuing along the Southerly boundary of "Odum Estates" South 86 degrees 38 hours 34 minutes East a distance of 360.61 feet to an iron road in the Southeast corner of Lot Number 4 of "Odum Estates"; thence along the Easterly boundary of said Lot Number 4 North 5 degrees 35 hours East a distance of 990.69 feet to an iron road in the Southerly margin of Central Pike; thence along the southerly margin of Central Pike as follows: along a curve to the right with a radius with 530.00 feet a distance 51.80 feet; thence South 74 degrees 34 hours East a distance of 124.48 feet; thence along a curve to the left with a radius of 2316.614 feet a distance of 66.4 feet to the point of beginning and containing 10.27 acres more or less.

Being the same property conveyed to "Chad I Pearman, Trustee under a Trust Agreement dated September 1, 2004 with full power to and authority to sell, convey, encumber, lease, without the joinder, consent or approval of any beneficiary" by Quitclaim Deed from "Chad I Pearman, Trustee under a Trust Agreement dated September 1, 2004 with full power to and authority to sell, convey, encumber, lease, without the joinder, consent or approval of any beneficiary",

recorded on April 1, 2005, of record as Book 1105, Page 1138, Register's Office for Wilson County, Tennessee, and as Instrument Number 20041210-0147423, Register's Office for Davidson County, Tennessee.

Parcel 2 (Wilson County Map 97, Parcel 2)

Land in Wilson County, Tennessee, being Lot 2, J. W. JENKINS SUBDIVISION, as shown on plat of record in Plat Book 17, page 834, in the Register's Office, Wilson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.

Being the same property conveyed to "Chad I Pearman, Trustee under a Trust Agreement dated September 1, 2004 with full power to and authority to sell, convey, encumber, lease, without the joinder, consent or approval of any beneficiary" by Warranty Deed from Terry W. Jenkins and wife, Christie Ann Jenkins, recorded on March 22, 2005, of record in Book 1103, Page 1784, Register's Office for Wilson County, Tennessee.