THIS INSTRUMENT PREPARED BY:

JEFFREY MOBLEY
Howard Mobley Hayes & Gontarek, PLLC
2319 Crestmoor Road
Nashville, Tennessee 37215
(615) 627-4444
(615) 627-4448 fax
jeff@howardmobley.com

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $NONE.

T. Clark Akers

AFFIANT

Subscribed and sworn to before me this 31st day of DECEMBER, 2015.

Dianne Jaynes

Notary Public

My Commission Expires:

DIANNE JAYNES STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN. My Commission Expires MAR. 8, 2016

Address of New Owners:	Send Tax Bills To:	Parcel Identification No.
T. Clark Akers, et al 2 Saint James Place Nashville, TN 37215	-SAME-	144 09 0 017.00

TRUSTEE'S QUITCLAIM DEED

KNOW ALL PERSONS by these presents that **T. Clark Akers, Trustee of the William B. Akers Qualified Personal Residence Trust, established by the Qualified Personal Residence Trust Agreement dated July 1, 1999 (the "Trust"),** for and in consideration of the sum of Ten and no/100 Dollars ($10.00), cash in hand paid, and other good and valuable consideration, the receipt of which is hereby acknowledged, and in connection with the distribution of the Trust pursuant to the provisions of the Trust, hereby releases, remises and quitclaims unto **T. Clark Akers, Kelly Akers Linton, William Matthew Akers, and Andree Lejeune Akers LeQuire**, as equal tenants-in-common, with each co-tenant owning an undivided one-eighth (1/8) interest, all of its right, title and interest in and to a certain parcel of land in the State of Tennessee, being

BILL GARRETT, Davidson County
Trans:T20160000966 DEEDQC
Recvd: 01/06/16 08:50 4 pgs
Fees:22.00 Taxes:0.00
20160106-0001028

more particularly described on Exhibit A attached hereto and incorporated herein by reference.

A new legal description was not prepared for this transaction. The legal description is the same as the previous instrument of record.

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

After this conveyance, said T. Clark Akers, Kelly Akers Linton, William Matthew Akers, and Andree Lejeune Akers LeQuire will each own a one-eighth (1/8) undivided tenant-in-common interest and T. Clark Akers, Trustee of the Jo Ann Denman Akers Qualified Personal Residence Trust dated July 1, 1999 will own a one-half (1/2) interest in the subject property as a tenant-in-common.

WITNESS my hand this the 31 day of December, 2015.

T. Clark Akers

T. Clark Akers, Trustee

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, T. Clark Akers, Trustee, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 31st day of DECEMBER, 2015.

Dianne Jaynes

Notary Public

My Commission Expires:

DIANNE JAYNES
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires MAR. 6, 2016

EXHIBIT A
(Legal Description)

TRACT 1

Land in the 7th Civil District of Davidson County, Tennessee, being Lots 42 and 43 on the Plan of Chickering Estates, Section II, as of record in Book 4460, Page 134, Register's Office for said County, and more particularly described as follows:

Lot 42 begins at a concrete monument in the easterly margin of Chevy Chase Drive, being the common southeast corner of Lot 42 and Lot 36 on the Plan of Chickering Estates, Section I, and thence North 31° 02' East 545.10 feet to a concrete monument; thence North 1° 39' West 266.40 feet to a concrete monument; thence north 29° 48' West 298.68 feet to a point; thence 598.4 feet in a southerly direction to a point in the northerly margin of Chevy Chase Drive; thence 275 feet in a southeasterly direction along said margin to the point of beginning.

Lot 43 begins at a point in the northerly margin of Chevy Chase Drive, being the common southeast corner of Lots 42 and 43 on the Plan of Chickering Estates, Section II, and thence in a northeasterly direction 598.4 feet to a point; thence North 29° 48' West 76.62 feet to a concrete monument; thence South 71° 40' West 228.4 feet to a concrete monument; thence 424.4 feet in a southerly direction to a point in the northeasterly margin of Chevy Chase Drive; thence 49.11 feet in a southerly direction around a curve to a concrete monument; thence 70.26 feet in a southerly direction along said margin to another concrete monument; thence 129.3 feet in the southerly direction along said margin to the point of beginning.

TRACT 2

A twenty (20') foot strip of land lying adjacent to and west of lots 38 and 39, Chickering Estates, Section 1, as recorded in Book 2663, page 86, R.O.D.C. and being more particularly described as follows:

Beginning at an iron pin set in concrete in the southwest corner of lot 38 and the northwest corner of lot 37, Chickering Estates, Section 1 as recorded in Book 2663, page 86, R.O.D.C. and proceeding as follows:

1. N 29° 48' W, a distance of 38.33' to a concrete monument, said monument being in the east line of William B. Akers property, thence;

2. With the east line of Akers' property N 1° 39' E, a distance of 347.5' to a concrete monument, said monument being in the south line of William Waller property, thence;

3. With the south line of Waller property N 71° 40' E, a distance of 21.28' to a concrete monument, said monument being in the northwest corner of lot 39, Chickering Estates, Section 1, thence;

4. With the west line of lots 39 and 38 S 1° 30' W, a distance of 387.5' to the point of beginning said line passing through an iron pin in the southwest corner of lot 39 and the northwest corner of lot 38 at a distance of 142.5'. The above described property contains 0.108 acres more or less or 7,340 sq. ft. and is shown on a plat by Turner Engineering company dated April 14, 1981.

TRACT 3

A tract of land located in the Seventh Civil District of Davidson County, Tennessee, being more particularly described as follows:

Beginning at a concrete monument in the east line of Lot 42, Chickering Estates Section 2 as recorded in Book 4460, Page 134 R.O.D.C., said monument being North 29° - 48' West a distance of 38.33' from an iron pin in concrete which is in the northwest corner of Lot 37 and the southwest corner of Lot 38, Chickering Estates Section 1 of record in Book 2663, Page 86, R.O.D.C. and proceeding as follows:

1. With the east line of Lot 42, North 29° - 48' West a distance of 333.97' to an iron pin in concrete, passing through an iron pin in the northeast corner of Lot 42 and southeast corner of Lot 43, Chickering Estates Section 2 at a distance of 260.35'; thence,

2. With the south line of the William Waller property, North 71° - 40' East a distance of 185.15' to a concrete monument; thence,

3. Leaving said line, South 1° - 39' West a distance of 347.5' to the point of beginning and containing 0.695 of an acre more or less, or 30,275 square feet.

All tracts being the same property conveyed to T. Clark Akers, Trustee of the William B. Akers Qualified Personal Residence Trust dated July 1, 1999 by deed from William B. Akers of record in Book 11567, page 701, Register's Office for Davidson County, Tennessee.

This is improved property known as 2 St. James Place, Nashville, Tennessee 37215.