**PREPARED BY:**

**LAW OFFICES OF MOODY, WHITFIELD & CASTELLARIN**
**95 WHITE BRIDGE ROAD, SUITE 509, CAVALIER BUILDING**
**NASHVILLE, TN 37205-1427**
**(615) 356-8130)**

Davidson County DEEDQC
Recvd: 01/05/05 09:56 2 pgs
Fees:12.00 Taxes:0.00
20050105-0001705

# QUITCLAIM DEED

| Address of New Owner(s) | Send Tax Bills To: | Map and Parcel Numbers |
|---|---|---|
| **Marie B. Stainfield and husband, James E. Stainfield**<br>**4949 Buena Vista Pk.**<br>**Nashville, TN 37218** | **Same** | **59-158.00** |

**FOR AND IN CONSIDERATION OF ONE DOLLAR ($1.00), cash in hand paid, the receipt of which is hereby acknowledged, by these presents Allison Gafford and Michael Mason do hereby quitclaim and convey unto Marie B. Stainfield and husband, James E. Stainfield, their heirs and assigns, all our right, title and interest in and to the following described tract of land:**

**Land in the 13th Civil District of Davidson County, Tennessee, and more particularly described as follows:**

Beginning at a concrete highway monument at the intersection of the south margin of Briley Parkway and the west margin of Buena Vista Pike near the north east corner of Parcel 39.00 belonging to Marie B. Stainfield, recorded as instrument no. 200210070121682. Starting with said concrete highway monument. Thence S22°43'33"W 317.03 ft. to an iron pipe (old) the common corner of Lots 2,3,4 and said Stainfield's south west corner and proceeding:

1) With the north line of Lot 3 S69°40'17"W passing an iron rod (new), east of a fence, set online at 524.58 ft. (as a witness to corner) and continuing on in all 531.82 ft. to a concrete highway monument, west of said fence, in the south east margin of Briley Parkway, thence;
2) With said margin N46°15'12"E 558.02 ft., a fence running irregular with this line, to a concrete highway monument and the north west corner of said Stainfield, thence;
3) With the south west line of Stainfield S25°25'15"E 222.66 ft. to the Point of Beginning containing 1.35 Acres more or less.

The legal description included above was prepared by Marvin Thomas Wright, Registered Land Surveyor, Tennessee License No. 2094, Wright and Associates, 1329 Hwy. 12 N., Ashland City, TN, (615) 238-4123, from an unrecorded survey dated September 9, 2004.

Being part of the same property conveyed to Charles William Bernhardt and wife, Angela C. Bernhardt, a one half (1/2) undivided interest, and to Dan S. Richardson, a one half (1/2) undivided interest, by deed from Howard B. Moore and Archie Frye of record in Book 4301, page 201, Register's Office of Davidson County, Tennessee. Also being the same property conveyed to Allison Gafford and Michael Mason, a combined ½ undivided interest, in an executor's quitclaim deed executed by Allison Gafford, executrix of the estate of Angela C. Bernhardt, and recorded as instrument no. 20050105-0001704 in the Register's Office for Davidson County, Tennessee.

Charles William Bernhardt having predeceased his wife, Angela C. Bernhardt on May 21, 2001. Dan S. Richardson having died June 20, 1995 and his will admitted to probate in the Probate Court for Davidson County, Tennessee under Docket Number 95P-1107. David Gafford and Brenda Mason join in this conveyance, with the consent of the grantor spouses, for the purpose of waiving homestead and/or any other marital rights they may have in the property.

**This transfer is by quitclaim and we make no warranties about the title.**
**Said property is conveyed subject to such limitations, restrictions, and encumbrances as may affect the premises, including the equitable and statutory rights of redemption.**

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value whichever is greater for this transfer is $ 0

Affiant

Sworn to and subscribed before me, this the 4 day of Jan, 2005.

Notary Public

My Commission Expires: 7-30-07

MICHAEL M. CASTELLARIN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

IN WITNESS WHEREOF, we have hereunto set our hands on this the 4 day of January, 2005.

Allison Gafford

Allison Gafford

David Gafford

David Gafford

Michael Mason

Michael Mason

Brenda Mason

Brenda Mason

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, MICHAEL M. CASTELLARIN, a Notary Public in and for said County and State, the within named, Allison Gafford and husband, David Gafford, and Michael Mason and wife, Brenda Mason, the Bargainor(s), with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 4 day of Jan, 2005.

Notary Public

My Commission Expires: 7-30-07

MICHAEL M. CASTELLARIN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

58-158.00