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BILL GARRETT, Davidson County
Trans:T20120075473 DEEDQC
Recvd: 10/04/12 13:44 3 pgs
Fees:17.00 Taxes:0.00
20121004-0091104

This Instrument was prepared by:
J. Blake Freeman, Attorney
323 Emery Drive
Nashville, TN 37214-3113

THIS INSTRUMENT WAS PREPARED SOLELY UPON INFORMATION PROVIDED BY THE PARTIES HERETO. NO WARRANTY OF TITLE, EITHER EXPRESSED OR IMPLIED.

Map/Parcels: 06103015800
06103016400

QUITCLAIM DEED

FOR AND IN CONSIDERATION of Ten and 00/100 ($10.00) Dollars and other good and valuable considerations, the receipt and sufficiency of which is hereby acknowledged, **Canady Partners, RLLLP** , does hereby quitclaim and convey unto **Robert L. Canady, Trustee of the CANADY CHILDREN'S TRUST**, all right, title and interest in and to the following real property in Davidson County, Tennessee, to-wit:

SEE EXHIBIT "A" THROUGH "F" ATTACHED HERETO AND MADE A PART HEREOF.

IN WITNESS WHEREOF, I have hereto set my/our hands as of the 24 day of September , 2012.

CANADY PARTNERS, RLLLP

by: Canady Consulting, Inc., General Partner

Robert L. Canady

Robert L. Canady, President

COMMONWEALTH OF VIRGINIA
COUNTY OF Albemarle

Personally appeared before me, the undersigned, a Notary Public in and for said Commonwealth and City, **Robert L. Canady, President of Canady Consulting, Inc.,** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the President of Canady Consulting, Inc., a general partner of CANADY PARTNERS, RLLLP, the within named bargainor, a Virginia Partnership, and that he as such President of such General Partner, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the partnership by himself as President of such General Partner.

Witness my hand and official seal on this the 14th day of September, 2012.

ROY L. CRESS
NOTARY PUBLIC 7270907
COMMONWEALTH OF VIRGINIA

Roy L Cress
Notary Public

My Commission Expires:
8/31/2013

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COMMONWEALTH OF VIRGINIA
COUNTY OF Albemarle

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

Robert L. Canady
Affiant

Subscribed and sworn to before me this 14th day of September, 2012.

Roy L Cress
Notary Public

My Commission Expires:
8/31/2013

ROY L. CRESS
NOTARY PUBLIC 7270907
COMMONWEALTH OF VIRGINIA

****

NEW OWNER(S)
Robert L. Canady, Trustee
106 Bedford Place
Charlottesville, VA 22903-4622

SEND TAX BILL TO:
New Owners

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EXHIBIT "A"

Beginning at the point marked by an iron pin where the common line between Lots 39 and 59 of the Inglewood Heights Subdivision meets the western right-of-way of Inglewood Court; thence N 61 deg. 32 min. 49 sec. W 88.50 feet to a point occupied by an iron pin; thence N 88 deg. 20 min. W 60.14 feet to a point in the southern right-of-way of Briley Parkway; thence northeasterly with said Briley Parkway line along a curve inward of radius 634.00 feet, a distance of 127.74 feet to a point occupied by a concrete monument; thence continuing with said Briley Parkway line, N 42 deg. 15 min. 23 sec. E 59.43 feet to a point occupied by a concrete monument; thence continuing along said Briley Parkway line, N 60 deg. 49 min. 12 sec. E 28.32 feet to a point in the common line between Lots 59 and 60 of the Inglewood Heights Subdivision; thence with said common line beween Lots 59 and 60, S 4 deg. 41 min. 37 sec. E 143.64 feet to a point in the western right-of-way line of Inglewood Court; thence southwesterly with said Inglewood Court line, along a curve inward of radius 180.00 feet, a distance of 55.75 feet to the point of beginning and containing 0.34 acres.

INCLUDED in the above description, but EXPRESSLY EXCLUDED therefrom is the following described property: Beginning at the point of intersection of the existing southeast margin of S.R. 155 and the west boundary of the Melinda Tankersley Perry & Lana B. Snapp property; thence with said boundary, South 04 deg. 23 min. 24 sec. East 16.46 feet to a point, said point being 268.25 feet left of S.R. 155 proposed centerline station 555+28.78; thence with the proposed southeast margin of said road (1) having a 300 foot radius curve left and westerly 20 feet, more or less (2) South 58 deg. 38 min. 47 sec. West 52.06 feet to a point, said point being 325.25 feet left of S.R. 155 proposed centerline station 555+74.46; thence with said existing margin northeasterly 80 feet, more or less, to the point of beginning, containing 631 square feet. Being the same property conveyed to the State of Tennessee by Warranty Deed dated June 12, 2001, and filed in Instrument No. 20010627-0067950, said Register's Office.

BEING the same property conveyed to Canady Partners, RLLLP, by Quitclaim Deed from Marjorie G. Canady, dated July 16, 2002, and filed in Instrument No. 20021125-0145864, said Register's Office.