This document prepared from information furnished by the parties and no title search was performed

PREPARED BY:
Birthright Title & Escrow, LLC
495 Two Mile Pike Ste B
Goodlettsville, TN 37072

Bill Garrett Davidson County
Batch# 19058 DEEDQC
10/27/2017 02:32:34 PM 2 pgs
Fees: $12.00 Taxes: $0.00

20171027-0110545

STATE OF TENNESSEE: COUNTY OF DAVIDSON:
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THE HEREIN TRANSFERRED IS $.00

AFFIANT

SWORN TO AND SUBSCRIBED BEFORE ME ON THIS 5th DAY OF OCTOBER, 2017

NOTARY PUBLIC
MY COMMISSION EXPIRES: 2/22/2020

KIMIE PERRY NOTARY PUBLIC TENNESSEE COUNTY OF WILSON My Comm. Exp. FEBRUARY 22, 2020

ADDRESS NEW OWNER:
JACK BATSON
5325 Buena Vista Pike
Nashville, TN 37218

SEND TAX BILLS TO:
SAME AS NEW OWNER

TAX MAP/PARCEL NO:
P/O MAP 048.00
PARCEL 009.00

QUITCLAIM DEED

For and in consideration of the sum of One (1.00) Dollar, cash in hand paid, and other good and valuable considerations, the receipt and sufficiency of which is hereby acknowledged, I, **EDWARD HAGGARD,** by these presents do hereby quitclaim and convey unto **JACK BATSON,** all of my right, title and interest in and to the following described parcel of land in Davidson County, Tennessee, to-wit:

Two tracts of land in the 14th formerly the 24th Civil District of Davidson County, Tennessee, as follows and designated for purposes of this deed for ease of reference as Tracts 2 and 3:

Tract 2: Beginning at two beeches, A. J. Graves corner, and running south 16 poles to a stake on the point of a hill; thence south 46-1/2 degrees east 48 poles to a stake and pointer on a ridge; thence north 52-1/2 degrees east, 18 poles to a hickory; thence north 36-1/2 poles to a stake in A.J. Graves' line; thence west with said line 49 poles to the beginning, containing 11-3/8 acres, more or less.

Tract 3: Being described as beginning at an elm, William Stump's and A. J. Graves' corner, running north 40 degrees west 19.72 poles to a stone; thence south 1 degree west 36 poles to a stone; thence south 89 degrees east 19 poles to a stake on the east side of a dry stream; thence in a northwesterly direction 20 poles to the beginning, containing 2-1/2 acres, more or less.

Excluded from tracts 2 and 3: Beginning at a iron pin in the westerly margin of a 20 foot Access Road in the easterly line of Tom Hendrixson, Jr., and being the most northwesterly corner of the O. R. Graves Property of record in Book 3769, Page 403, Register's Office for Davidson County, Tennessee, thence along the westerly margin of a 20 foot private road S 23 degrees 33' 25" E, 219.93 feet to an iron pin; thence S 05 degrees 18' 27" E, 141.22 feet to an iron pin; * thence leaving said road margin S 35 degrees 39' 40" E, 450.00 feet to an iron pin; thence S 36 degrees 06' 53" W 377.23 feet to an iron pin on Tom Hendrixson, Jr.'s line; thence with his line, being a fence, N 35 degrees 39' 40" W, 404.70 feet to an iron pin, corner to Hendrixson; thence still with his fence line W 07 degrees 09' 22" E, 799.37 feet to the point of beginning, containing 5.16 acres, more or less.

***thence S 02 degrees 24' 22" W, 109.47 feet to an iron pin;**

Being part of the same property conveyed deeds of Instrument Nos. 20031204-0174698 and 20070706-081111, Register's Office for Davidson County, Tennessee.

This is improved property known as: **TRACTS 2 & 3 BURTON HOLLOW ROAD, WHITES CREEK, TN 37189**

Said property is hereby conveyed subject to such limitations, restrictions and encumbrances as may affect the premises. Witness my hand and seal on this the 3rd day of October, 2017.

EDWARD HAGGARD

STATE OF TENNESSEE:

COUNTY OF DAVIDSON:

Before me, the undersigned authority, a Notary Public of the State and county mentioned, personally appeared EDWARD HAGGARD whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who, being duly sworn, executed the within instrument for the purposes therein contained as his free act and deed.

Witness my hand and official seal, at office, on this the 3rd day of October, 2017.

Notary Public

MARY BIRTHRIGHT
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 08-20-2019

My Commission Expires:

(SEAL)