ADDRESS NEW OWNER:	SEND TAX BILL TO:	MAP-PARCEL NOS
Kenji Yamauchi 1652 Adswood Dr Clarksville, TN 37042	New Owner	Map / Parcel 045-00-0 044.00

This instrument prepared by: Robert J. Notestine III, Attorney at Law, 109 Kenner Avenue, Suite 201, Nashville, Tennessee 37205. Prepared from information furnished by the parties hereto without the benefit of a title examination

QUITCLAIM DEED

For and in consideration of the sum of One Dollar ($1.00) cash in hand paid, know all persons by these presents, Diane Sanders White, a married person, (hereinafter referred to as "Grantor") does hereby quitclaim, and convey unto Kenji Yamauchi, a married person, (hereinafter referred to as the "Grantee") his interest in the following described parcel of real estate located in Davidson County, Tennessee:

See Exhibit A for Legal Description

Being a portion of the same property conveyed to Bobby L. Sanders and wife Diane Sanders, from Homer J. Tidwell, Jr. and wife, Barbara S. Tidwell, by Installment Deed of record in Book 10750, Page 43, Register's Office of Davidson County, Tennessee. The said Bobby L. Sanders has since died and upon his death, title was vested in Diane Sanders as the sole surviving tenant by the entirety. Diane Sanders and Diane Sanders White are one and the same person.

This improved real property more commonly known as 943 Mayberry Lane, Ashland City, TN 37015.

Karen Johnson Davidson County
Batch# 246463 DEEDQC
06/20/2019 04:08:34 PM 3 pgs
Fees: $18.00 Taxes: $110.75

20190620-0059825

(STATE OF TENNESSEE)
(COUNTY OF Davidson)

(The actual consideration or value, whichever is greater (for this transfer is $29,931.37.

Affiant

(Subscribed and sworn to before me (this 12th day of June, 2019.

Notary Public

(My Commission Expires: 05/03/21

TRENT NORTH NOTESTINE
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES MAY 03, 2021

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

IN WITNESS WHEREOF, the Grantor has caused this Quitclaim Deed to be executed this 12th day of June, 2019.

By: Diane Sanders White
Diane Sanders White

STATE OF TENNESSEE}
COUNTY OF Davidson }

Before me, the undersigned of the state and county mentioned, personally appeared Diane Sanders White, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that she is authorized to execute the foregoing instrument for the purpose therein contained.

Witness my hand and seal, at office in Davidson County this 12th day of June, 2019.

Trent North Notestine
Notary Public

My Commission Expires: 05/03/2021

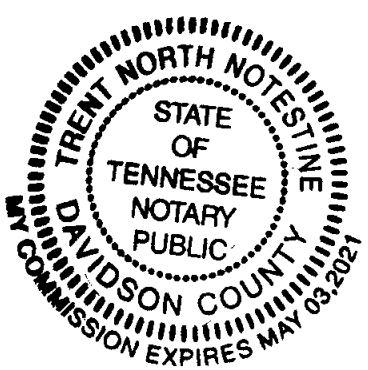


EXHIBIT A

SECOND TRACT: **BEING Tract No. 11** of the Dawson Property, and more particularly described as follows: **BEGINNING** at a point in the centerline of a 50 foot ingress and egress easement; thence South 11 degrees 15 minutes 06 seconds East passing through an I.P. and M.F.P. offset at 25.77 feet, in all 582.89 feet to an I.P. and M.F.P. in the north line of Phillip D. Campbell, as shown of record in Book 6179, Page 725, Register's Office for Davidson County, Tennessee; thence with Campbell's north line, North 80 degrees 25 minutes 59 seconds West 1099.53 feet to an I.P. and M.F.P. in an old fence row; thence North 21 degrees 26 minutes 39 seconds East passing through an I.P. and M.F.P. in the south margin of said easement, in all 476.51 feet to a point in the centerline of said easement; thence with the centerline of said easement, South 67 degrees 56 minutes 46 seconds East 280 feet; South 81 degrees 31 minutes 16 seconds East 81.98 feet; North 85 degrees 53 minutes 22 seconds East 256.51 feet; North 84 degrees 00 minutes 15 seconds East 67.15 feet; North 77 degrees 58 minutes 49 seconds East 100.92 feet; and North 64 degrees 42 minutes 53 seconds East 38 feet to the beginning, **containing 10.004 acres, more or less**, according to survey of Thomas H. Alley, No. 922, dated March 21, 1985.