Box 34

QUITCLAIM DEED

BOBBIE COOPER
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
MY COMMISSION EXPIRES JULY 06, 2020

STATE OF TENNESSEE, COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION FOR THIS TRANSFER IS $0.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS 10TH DAY OF OCTOBER, 2019.

NOTARY PUBLIC

Karen Johnson Davidson County
Batch# 300053 DEEDQC
10/11/2019 03:54:37 PM 3 pgs
Fees: $17.00 Taxes: $0.00

20191011-0104682

THIS INSTRUMENT WAS PREPARED BY:

Richard W. Sebastian
ORTALE KELLEY
330 Commerce Street, Suite 110
Nashville, TN 37201

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP – PARCEL NO.
Dixie Ridge LLC P.O. Box 3876 Tequesta, FL 33469	SAME ADDRESS AS NEW OWNER	049 00 0 239.00

FOR A CONSIDERATION, the receipt and sufficiency of which is hereby acknowledged, Robert J. Ritchie, Trustee of The Robert J. Ritchie Revocable Living Trust dated 4/19/2000 **(hereinafter referred to as "Grantor")**, by these presents, quitclaims, grants and convey unto Dixie Ridge LLC, a Tennessee Limited Liability Company **(hereinafter referred to as "Grantee")**, its successors and/or assigns, all its right, title and interest in and to the following tracts of land in Davidson County, State of Tennessee, to-wit:

SEE EXHIBIT "A" ATTACHED HERETO

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, the Grantor have caused its name to be signed hereto by its duly authorized officer(s) on this the 10th day of October, 2019.

The Robert J. Ritchie Revocable Living Trust
dated 4/19/2000

By: _____

Robert J. Ritchie, Trustee

STATE OF Tennessee)
COUNTY OF Davidson)

Before me, the undersigned, a Notary Public in and for said State and County duly commissioned and qualified, personally appeared Robert J. Ritchie, 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 Trustee of The Robert J. Ritchie Revocable Living Trust dated 4/19/2000, the within named bargainor, and that he as such Trustee, being authorized so to do, executed the foregoing instrument for the purposes therein contained.

Witness my hand, at office, on October 10th, 2019.

_____
NOTARY PUBLIC

My Commission Expires: 07-03-2023

ADRIENNE P. BOWLING
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

EXHIBIT "A"
Legal Descriptions

Land located in the 12th Civil District of Davidson County, Tennessee described partly according to a survey made by Stephen A. Draper, Surveyor, February 1, 1962 as follows:

Beginning in the center of Knight Road or Ewing Pike at the northwest comer of the property to M.M. Cuniff by deed from Grover Cleveland Jackson, Jr. et al, of record in Book 3313, page 91, Register's Office for said county; thence with said Cunniffs northern boundary line, North 81-1/2 deg. East 58 poles to the southeast comer of the Old McGinnis tract, and continuing with said Cunniff's northern boundary line North 85 deg. East 24 poles to a large white oak stump in the H.H. Wilkerson's wet boundary line, being the northeast comer of Lot No. 4, in the division of M. Phillips' land, of record in Will Book 9, page 485, County Court for said County; thence with said Wilkinson's western boundary line, North 1-1/2 deg. West 108.80 poles to a hackberry; thence North 55 deg. East 14 poles to an ash and elm; thence North 4-1/2 deg. East 286 feet; thence North 72 deg. West 431 feet; thence North 86 deg. East 254 feet to an iron pin; thence South 36 deg. West 569 feet; thence North 40 deg. West 62 feet; thence South 41 deg. 30' West 941 feet; thence South 33 deg. 40' West 311 feet; thence South 9 deg. 40' West 250 feet to the comer of Knight Road; thence with the center of same, South 7 deg. 20' East 80 feet; South 14 deg. 30' East 600 feet and South 16 deg. East 131 feet to the beginning, containing 68.1 acres, more or less.

Being the same property conveyed to Robert J. Ritchie, Trustee of the Robert J. Ritchie Revocable Living Trust dated 4/19/2000 by Deed from Mark Cain and Doris Cain, Jonathan Cain and wife, Misty Cain, as Tenants in Common of record in Instrument No. 20131204-0123544.

The address for the subject property is 3631 Knight Drive, Whites Creek, TN 37189.