Return To: Perrone & Young
109 Westpark Drive
Suite 330
Brentwood, TN 37027

Karen Johnson Davidson County
Batch# 307361 DEEDQC
10/29/2019 09:19:13 AM 3 pgs
Fees: $17.00 Taxes: $0.00

20191029-0110646

THIS INSTRUMENT PREPARED BY: Mudter, Patterson & Cox PLLC 3811 Bedford Avenue Suite 205 Nashville, Tennessee 37215 First Title & Escrow Co., Inc. FTEC File No. 35101-10-2019	STATE OF TENNESSEE COUNTY OF DAVIDSON: The actual consideration for this transfer is: $0.00 Affiant Subscribed and sworn to before me, this 25th day of October, 2019. Notary Public My Commission Expires:

GEORGE E. MUDTER, JR. STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF DAVIDSON MY COMMISSION EXPIRES MAY 5, 2020

QUITCLAIM DEED

Address New Owner: Kingdom Builders of Tennessee, LLC 205 Powell Place Brentwood, TN 37027	Send Tax Bills To: New Owner	Tax Information: Map and Parcel No.: 102 16 0 061 00

FOR AND IN CONSIDERATION of Ten and No/100ths Dollars ($10.00) and other good and valuable consideration, the receipt of all of which is hereby acknowledged, **Leland J. Lancaster, Jr.**, an unmarried person ("Grantor"), does hereby quitclaim, transfer and convey unto **Kingdom Builders of Tennessee, LLC**, a Tennessee limited liability company ("Grantee"), its successors and assigns of all his right, title and interest in the real property in the County of Davidson, State of Tennessee, and more particularly described on Exhibit "A" hereto.

This is improved property known as 748 Darden Place, Nashville, TN, 37205.

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

IN WITNESS WHEREOF, Grantor has executed this instrument on the 25th day of October, 2019.

Leland J. Lancaster, Jr.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, aforesaid, Leland J. Lancaster, Jr., with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 25th day of October, 2019.

Notary Public

My Commission Expires:

5-5-2020

GEORGE E. MUDTER, JR.
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
MY COMMISSION EXPIRES MAY 5, 2020

EXHIBIT "A"

Being a parcel of land in the 23rd Councilmanic District of Davidson County, Tennessee and located on the northeast quadrant of Darden Place and Huckleberry Road, being Lot 168 on the Plan of Hillwood Estates of record in Plat Book 2331, Page 28, amended in Book 7227, Page 795 in the Register's Office for Davidson County, Tennessee (RODCT), this tract is parcel 061.00, belonging to Leland J. Lancaster, Jr., as shown on Map 102-16 as evidenced in instrument number 20041025-0127700, (RODCT), being more particularly described as follows:

BEGINNING at an iron pin located on the east margin of Darden Place at the terminus of the radius return from the north margin of Huckleberry Road, and said iron pin located at Tennessee State Plane Coordinates, North 653,602.10 feet, East 1,708,933.84 feet, thence:

1) With the east margin of Darden Place, North 11 degrees 19 minutes 22 seconds West, a distance of 215.00 feet to an iron pin, said iron pin being the southwest corner of Parcel 062.00, also being Lot 169, belonging to O'Bryan as shown on Map 102-16 as evidenced in Deed Book 11678, Page 87, (RODCT), thence;
2) With the south line of Lot 169, North 78 degrees 40 minutes 38 seconds East, a distance of 280.00 feet to an iron pin, said iron pin being the northwest corner of Parcel 060.00, also being Lot 144, belonging to Jesse Earl Scruggs and Susan Kay Garwood, as shown on Map 102-16 as evidenced in Instrument 20161102-0115620, (RODCT), and said iron pin being the southeast corner of Lot 169, thence;
3) With the west line of Lot 144, and with the east line of the property herein described, South 11 degrees 19 minutes 22 seconds East a distance of 240.00 feet to a monument, said monument being the southwest corner of Lot 144, said monument being on the north margin of Huckleberry Road, and said monument being the southeast corner of the property herein described, thence;
4) With the said north margin of Huckleberry Road, South 78 degrees 40 minutes 38 seconds West, a distance of 255.00 feet to a monument, said monument being at the beginning of a radius return to Darden Place, and said iron pin being at the beginning of a curve to the right, thence;
5) With said curve to the right, (said curve having a delta angle of 90 degrees 00 minutes 00 seconds, said curve having a chord direction of North 56 degrees 19 minutes 22 seconds West, said curve having a chord distance of 35.36 feet, and said curve having a radius of 25.00 feet) an arc length of 39.27 feet to an iron pin, the BEGINNING, containing 1.5396 acres or 67,065 square feet more or less, according to a survey by Jesse E. Walker, RLS dated October 17, 2019.

Being the same property conveyed to Leland J. Lancaster, Jr. by deed dated Octobere 21, 2004 from Thomas H. Lee and wife, Laurie S. Lee of record in Instrument No. 20041025-0127700, Register's Office for Davidson County, Tennessee.