Prepared by:
Record and Return to:
Chapman & Rosenthal Title, Inc.
2020 Westgate Circle, Suite 150
Brentwood, TN 37027

Owners:	Prepared by:
Elizabeth A. Hendrix & William McGill, Jr., Co-Trustees of the McGill Sr. Family Trust 2617 Cove Cay Drive Unit 504 Clearwater, FL 33760	Toni Waynick Rutgerson Attorney at Law 200 Nashboro Boulevard PO Box 17116 Nashville, TN 37217
Send tax notice to: Owner of Record	Parcel ID: 03100009300 03100009900 03100010000

Karen Johnson Davidson County
Batch# 520106 AFFIDAVITH
11/23/2020 11:32:19 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20201123-0137291

AFFIDAVIT OF HEIRSHIP

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Comes the affiants, Joe D. Moore and MARTHA Moore, being first duly sworn according to law, and being of lawful age, and pursuant to T.C.A. § 30-2-712, hereby swear to the following of their own free will and based upon their personal knowledge and familiarity:

1. William H. McGill, Sr., died intestate on July 10, 2018. No estate was probated.
2. William H. McGill, Sr. was a widower and did not remarry.
3. There were five (5) children born to William H. McGill, Sr.: Elizabeth Hendrix, William McGill, Jr., Robert McGill, James McGill, and Patricia Meyer.
4. William H. McGill, Sr. never had (nor adopted) any other children except those hereinabove named.
5. At the time of his death, William H. McGill, Sr. may have had an interest in the properties described in *Exhibit A* hereto, and we execute this Affidavit to further establish title to the properties so described.

Affiant further sayeth naught.

Joe D. Moore

ERIC ALAN HOST
STATE OF TENNESSEE NOTARY PUBLIC
MONTGOMERY COUNTY

STATE OF Tennessee
COUNTY OF Montgomery

Before me, a Notary Public, duly appointed, commissioned and qualified in and for the State and County aforesaid, personally appeared Joe Moore, the within named affiant, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence to be the person described in the foregoing, who signed, sealed and delivered the foregoing instrument in my presence, and who, upon oath, acknowledged that s/he executed the foregoing instrument for the purposes therein contained as her/his free act and deed.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my seal at my office in said County, on this 12th day of November, 2020.

Notary Public
My Commission Expires: 2-15-2022

ERIC ALAN HOST
STATE OF TENNESSEE NOTARY PUBLIC
MONTGOMERY COUNTY

[ADDITIONAL ATTESTED SIGNATURE ON FOLLOWING PAGE]

Affiant further sayeth naught.

Martha Moore

ERIC ALAN HOST
STATE OF TENNESSEE NOTARY PUBLIC
MONTGOMERY COUNTY

STATE OF Tennessee
COUNTY OF Montgomery

Before me, a Notary Public, duly appointed, commissioned and qualified in and for the State and County aforesaid, personally appeared Martha Moore, the within named bargainor and affiant, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence to be the person described in the foregoing, who signed, sealed and delivered the foregoing instrument in my presence, and who, upon oath, acknowledged that s/he executed the foregoing instrument for the purposes therein contained as her/his free act and deed.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my seal at my office in said County, on this 12th day of November, 2020.

Notary Public
My Commission Expires: 2-15-2022

ERIC ALAN HOST
STATE OF TENNESSEE NOTARY PUBLIC
MONTGOMERY COUNTY

Exhibit "A"

Property lying in the 3rd Councilmanic District of Davidson County, Tennessee at the dead end of Westcap Road and bounded on the south by property belonging to Burton and Joan Zimmerle of record in Deed 20190116-0004312 and by Westcap Road; bounded on the west by federal Interstate Highway 24, and also on the west and north by the remaining property of the McGill Senior Family Trust; and bounded on the east by property belonging to Charles Vaughn of record in Deed 20070711-0082541 and more specifically described as follows:

Beginning on an iron pin set on the northeast margin of Westcap Road with a 50' right-of-way and approximately 1.2 miles north of Old Hickory Boulevard at a southeast corner of the herein described tract and the southwest corner of Zimmerle property and being 33.94' north of a "mag nail" set in the center of the asphalt roadway; thence with the northerly margin of Westcap Road around a curve to the left with an arc distance of 495.61' and a radius of 757.05', with a chord length of 486.81' and a chord bearing N-62o 08' 09"-W, to an iron pin set on the northerly margin of Westcap Road; thence continuing with said margin N-80o 54' 16"-W, 303.45' to an iron pin set on said margin; thence N-78o 06' 41"-W. 294.61' to an iron pin set on said margin; thence around a non-tangent curve to the right with an arc distance of 137.17', and a radius of 142.52', with a chord length of 131.94' and a chord bearing N-47o 27' 25"-W, to an iron pin set on the northerly margin of Westcap Road at the point where the original asphalt pavement ends; thence N-77o 20' 00"-W, 81.98' along a twenty (20') foot permanent drainage easement to a concrete Interstate Highway R.O.W. monument on the east margin of Interstate 24; thence with the Interstate 24 R.O.W. N-19o 20' 17"-W, 197.61' along a ten (10') permanent drainage easement to a point in the Interstate R.O.W. fence; thence N-07o 06' 13"-W, 483.33' to a concrete Interstate Highway R.O.W. monument; thence leaving the east margin of Interstate 24, N-80o 29' 03"-E, 29.86 to a railroad spike set in the center of a dirt access road; thence generally with the center of the access road N-20o 15' 05"-E, 155.51' to a railroad spike, thence N-25o 02' 38"-E, 232.93' to an iron pin set in the center of said access road; thence N-21o 42' 46"-E, 172.39' to an iron pin set in the center of the access road at the northwestern corner of the herein described tract #1; thence with the south line of tract #2 of this survey S-46o 24' 03"-E, 959.32' to an iron pin set; thence S-82o 54' 43"-E, 1070.77' to an iron pin set near (plus or minus 10' of a north/south fence line) and being the northeast corner of the herein described tract #1 and the southeast corner of tract #2 of this survey; thence generally with the fence S-09o 45' 56"-W, 418.10' to an iron pin set in the fence; thence S-08o 41' 5"-W, 207.75' to an iron pin set by a corner fence post and a southeast corner of the herein tract #1; thence N-77o 14' 19"-W, 110.33' to an iron pin set in the fence; thence N-81o 49' 02"-W, 444.68' to an existing old iron pipe in the fence; thence S-08o 58' 45"-W, 403.97' to an iron pin, the point of beginning and containing 40.24 acres, more or less according to a survey by Galyon Northcutt Surveying dated October 14, 2020.

This property is subject to a twenty five (25') foot ingress/egress easement along the centerline of a gravel and dirt road beginning at the terminus of the Westcap Road and extending to the south margin of Ingram Road. The care and maintenance of said road will be the equal responsibility of each property owner.