{ADDRESS NEW OWNER:	{SEND TAX BILL TO:	} MAP-PARCEL NOS}
{Daniel Canfield	{	}
{Mark Canfield	{	}
{Donna Canfield	{ New Owner	} Map 48
{5039 Drakes Branch Road	{	}
{Nashville, Tennessee 37218	{	}
{	{	} Parcel 66
{	{	}
{	{	}

{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, Daniel Canfield, (hereinafter referred to as "Grantor") does hereby quitclaim, transfer and convey unto Mark Canfield a one third undivided interest and Donna Canfield a one third undivided interest, (hereinafter referred to as the "Grantees") as tenants in common in the following described parcel of real estate located in Davidson County, Tennessee, which is incorporated herein by this reference:

> Land in the 13th Civil District of Davidson County, Tennessee, being part of Lot No. 7 in the Division of the Drake Lands, as of record in Minute Book "J", Pages 396 and 397, County Court for said County, and described according to a survey by G. Barry Greer, Tennessee Registered Surveyor No. 211, dated November 15, 1971.
>
> Beginning at a railroad spike in the center of Drakes Branch Road; said spike being the northeast corner of property conveyed to Rufus H. Hedgepath and wife, by deed of record in Book 3574, Page 485, and the southeast corner of the herein described property; thence South 88 degrees 6 minutes 30 seconds West 722.7 feet in Hedgepath's northerly line to an iron pin; thence North 1 degree 17 minutes East 294.9 feet to an iron pin; thence South 86 degrees 53 minutes 30 seconds East 154.3 feet to an iron pin; thence South 2 degrees 18 minutes West 101.2 feet to an iron pin; thence South 86 degrees 53 minutes 30 seconds East 335.0 feet to an iron pin; thence North 81 degrees 5 minutes East 198.5 feet to a railroad spike in the center of Drakes Branch Road; thence southeastwardly with the center of said road 177.65 feet to the point of beginning, containing 3.1 acres, more or less.

Karen Johnson Davidson County
Batch# 528468 DEEDQC
12/10/2020 08:24:30 AM 4 pgs
Fees: $22.00 Taxes: $0.00
20201210-0144138

Beginning at a railroad spike in the center of Drakes Branch Road; said railroad spike being located 177.65 feet northwestwardly in the center of Drakes Branch Road from the northeastern corner of property conveyed to Rufus H. Hedgepath and wife, by deed of record in Book 3574, Page 485, Register's Office for Davidson County, Tennessee; thence South 81 degrees 5 minutes West 198.5 feet to a point; thence North 86 degrees 53 minutes 30 seconds West 335.0 feet to an iron pin; thence North 2 degrees 18 minutes East 101.2 feet to an iron pin; thence South 86 degrees 53 minutes 30 seconds East 515.0 feet to an iron pin in the center of Drakes Branch Road; thence southeastwardly in the center of Drakes Branch Road 61.75 feet to the point of beginning, containing 1.1 acres, more or less.

Being the same property conveyed to Daniel R. Canfield from Nellie Z. Canfield, a widow, by Quitclaim Deed, dated December 26, 2018, and of record in Instrument Number 20181226-0124692, Register's Office, Davidson County, Tennessee.

This instrument is subject to the following restriction:

1. No swine or commercial poultry may be kept on property.
2. No storage of junk cars, storage of used building materials or any other offensive or unsightly storage may be placed on property.

This is improved property known as 5039 Drakes Branch Road, Nashville, TN 37218.

(STATE OF Tennessee)
(COUNTY OF Davidson)
(
(The actual consideration or value, whichever is greater)
(for this transfer is $1.00.)
(
(
(Affiant)
(Subscribed and sworn to before me)
(this 3rd day of December, 2020.)
(
( )
(Notary Public)
(My Commission Expires: 05/03/2024)
(

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 3 day of December, 2020.

Daniel Canfield

STATE OF Tennessee)
COUNTY OF Davidson)

Personally appeared before, the undersigned, a Notary Public in and for said County and State, the within named Daniel Canfield, the Grantor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 3rd day of December, 2020.

Notary Public

My Commission Expires: 05/03/2021

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

Tennessee Certification of Electronic Document

I, Robert J. Notestine III, do hereby make oath that I am a licensed attorney and/or the
Signer's Name

custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Signature

State of Tennessee

County of Davidson

Personally appeared before me, Trent North Notestine, a notary public for this county and state,
Notary's Name

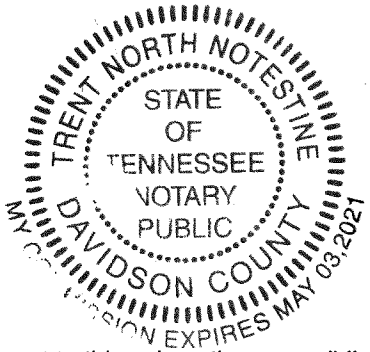
Robert J. Notestine, III, who acknowledges that this certification of an electronic document is
Signer's Name

true and correct and whose signature I have witnessed.

Notary's Signature

MY COMMISSION EXPIRES: 05/03/2021

NOTARY'S SEAL



(3) All electronic documents eligible for registration pursuant to this subsection are validly registered when accepted for recording by the county register. Electronic documents registered by county registrars prior to July 1, 2007 shall be considered validly registered with or without the certification provided in subsection (2).

SA0241

00569731