This instrument prepared by Beverly Rayburn, Attorney, 14 Public Square, Columbia, Tennessee. (Map and Parcel148-1 97) Prepared without the benefit of a title search.

QUITCLAIM DEED

For and in consideration of the sum of Ten Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt and sufficiency of all of which are hereby acknowledged, Billy R. Mainord does by these presents quitclaim unto, Donald Mainord, his heirs and assigns, the following described tracts or parcels of land, lying and being in Davidson County, Tennessee and being more particularly described as follows:

Land in Davidson County, Tennessee, being Lot No. 14 on the Plan of Hillbrook, Section 2, of record in Plan Book 3300, page 12, Register's Office for said County.

Said Lot No. 14 fronts 53.2 feet on the Northerly margin of Willow Court and extends back 194.8 feet on the Easterly line, which is a broken line and 120.0 feet on the Westerly line to a broken line in the rear, measuring 218.0 feet thereon.

Being the same property conveyed to Billy R. Mainord by deed of record in Book 6160, Page 910, Register's Office for Davidson County, Tennessee.

Subject to restrictive covenants contained in instrument of record in Book 3277, page 482, amended in Book 3286, page 375, Register's Office for Davidson County, Tennessee; Owner's Certificate, a 30 foot minimum building setback line from Willow Court, and a 10 foot easement for public utility and drainage purposes along the rear line of said lot, and a 2 ½ x 30 foot utility anchor easement located on the Southeast front corner of said lot.

Being the same property as conveyed to Billy R. Mainord by deed of record as recorded in Book 6160, Page 910 Register's Office of Davidson County, Tennessee.

The deed description is the same as the which is recorded in Book 6160, Page 910 Register's Office of Davidson County, Tennessee.

IN WITNESS WHEREOF, this conveyance has been executed on the 8 day of March, 2021.

Billy R. Mainord

STATE OF TENNESSEE

Karen Johnson Davidson County
Batch# 632137 DEEDQC
05/10/2021 11:59:36 AM 2 pgs
Fees: $13.00 Taxes: $650.87

20210510-0062422

COUNTY OF MAURY

Personally appeared before me, the undersigned authority, a Notary Public, Billy R. Mainord, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand, at office this 8 day of March, 2021.

Beverly K. Rayburn
Notary Public

BEVERLY KAY RAYBURN
STATE OF TENNESSEE NOTARY PUBLIC
MAURY COUNTY

My Commission Expires:

Nov. 20, 2024

STATE OF TENNESSEE

COUNTY OF MAURY

I or we, hereby affirm that the actual consideration for this transfer or value of the property transferred, whichever is greater is $ 175,912.00

Billy R. Mainord
Affiant

Sworn to and subscribed before me this the 8 day of March, 2021.

Beverly K. Rayburn
Notary Public

BEVERLY KAY RAYBURN
STATE OF TENNESSEE NOTARY PUBLIC
MAURY COUNTY

My Commission Expires:

Nov. 20, 2024

The name and address of the person or agency responsible for payment of real property taxes of the property described herein:

Donald Mainord
1327 Redbud
Columbia, TN 38401

Property Address:

214 Willow Court
Nashville, TN