Davidson County DEEDQC
Recvd: 12/03/08 15:56 4 pgs
Fees:22.00 Taxes:0.00
20081203-0117461

THIS INSTRUMENT PREPARED BY:
John A. Gupton, III, Esq.
Baker, Donelson, Bearman, Caldwell & Berkowitz, P.C.
211 Commerce Street, Suite 1000
Nashville, TN 37201

QUITCLAIM DEED

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP & PARCEL:
Morgan Family Properties, LLC 8718 314th Ave., SE Issaquah, Washington 98027-8798	Same	Map 86, Parcels 54, 224 and 58

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00) cash in hand paid, **Morgan Family Investments, LLC,** a California limited liability company, hereinafter the Grantor, does hereby quitclaim and convey unto **Morgan Family Properties, LLC**, a Washington limited liability company, any and all right, title and interest it may have in and to certain tracts or parcels of land in Davidson County, Tennessee, more particularly described as follows:

(SEE EXHIBIT "A" ATTACHED HERETO AND INCORPORATED BY REFERENCE AS FULLY AS THOUGH COPIED HEREIN)

THE PROPERTY HEREIN DESCRIBED IS NOT THE USUAL PLACE OF BUSINESS OF THE GRANTOR, ITS SUCCESSORS AND ASSIGNS.

This is unimproved property known as 5301 Old Hickory Boulevard and improved property known as 4200 Andrew Jackson Parkway, Nashville, Davidson County, Tennessee.

Said property is conveyed subject to such limitations, restrictions and encumbrances as may affect the property.

Betty Dodson Morgan, individually, joins in this transaction for the purpose of conveying any and all right, title and interest she may have in and to the hereinafter described property.

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 has executed this document by its duly authorized officer on this 1st day of December, 2008.

GRANTOR:

Morgan Family Investments, LLC

By: Betty Dodson Morgan, Manager
Betty Dodson Morgan, Manager

Betty Dodson Morgan
Betty Dodson Morgan, Individually

STATE OF WASHINGTON
COUNTY OF KING

Before me, LAWRENCE F. BROWN, JR., a Notary Public in and for said State and County aforesaid, duly commissioned and qualified, personally appeared **Betty Dodson Morgan,** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged herself to be the Manager of Morgan Family Investments, LLC, the within-named bargainor, a Washington limited liability company, and that she, as such Manager, being duly authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the Limited Liability Company by herself as such Manager.

WITNESS my hand and seal at office on this the 1ST day of December, 2008.

Notary Public

My Commission Expires: 12/28/2009

LAWRENCE F. BROWN JR. NOTARY PUBLIC COMMISSION EXPIRES 12-28-09 STATE OF WASHINGTON

STATE OF WASHINGTON
COUNTY OF KING

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

Witness my hand and seal, at office , on this the 1ST day of December, 2008.

Notary Public

My Commission Expires: 12/28/2009

LAWRENCE F. BROWN JR. NOTARY PUBLIC COMMISSION EXPIRES 12-28-09 STATE OF WASHINGTON

STATE OF WASHINGTON
COUNTY OF KING

The actual consideration for this transfer is $ - 0 -.

Betty Dodson Morgan Affiant
Betty Dodson Morgan, Affiant

Subscribed and sworn to before me, this the 1st day of December, 2008.

Notary Public

My Commission Expires: 12/28/09

LAWRENCE F. BROWN JR.
NOTARY PUBLIC
STATE OF WASHINGTON
COMMISSION EXPIRES
12-28-09

EXHIBIT "A"

Property Description

Parcel 54

Bounded by Central Pike, the old Tennessee Central Railroad right-of-way, Dodson Chapel Road, the property of Davidson County Board of Education and the older right-of-way of the N.C.&St.L. Railway (Lebanon Branch, now abandoned) as shown on Field Book No. 4D-8600 in the Office of the Metropolitan Tax Assessor of the Metropolitan Government of Nashville and Davidson County, Tennessee, and further shown on Parcel No. 54 of Map 86 of the Mapping System of the Planning Commission of said Metropolitan Government.

Parcel 224:

Being Parcel No. 224 on Tax Map 86 in the tax records of Davidson County, said parcel being bounded on the North by new Old Hickory Boulevard, on the west by Dodson Chapel Road, on the South by property of Julia W. Swift and on the east by Chandler Road.

This real property is known as 5301 Old Hickory Boulevard, which is just north of Chandler Road between Lebanon Road and Interstate Highway I-40, and is now utilized by Vulcan Materials Company as its Hermitage Quarry and consists of two tracts known as Parcels 54 and 224 on Map No. 86 in the Davidson County Tax Mapping system.

Parcels 54 and 224 being the same property conveyed to Morgan Family Investments, LLC as to an undivided 50% interest, Susan A. Basham as to an undivided 25% interest and William D. Akin as to an undivided 25% interest, as tenants-in-common, by deed from Harold Edwin Stanford, Jr.. and Susan A. Basham, Executrix of the Estate of Sara Dodson Stanford, of record as Instrument No. 20020206-0016741, said Register's Office.

Parcel 58:

Being part of a tract of land in the 4th Civil district of Davidson County, Tennessee, and being part of the same identified and designated by Field Book No. 4D-2650, Map 86, Parcel 58, on the tax books and records of the Metropolitan Government of Nashville and Davidson County, Tennessee.

This real property is known as "the driving range property" at 4200 Andrew Jackson Parkway, at the northwest corner of Old Hickory Boulevard and Andrew Jackson parkway, consisting of 13.06 acres more or less, and is improved with a gold course/driving range.

Being the same property conveyed to Morgan Family Investments, LLC, as to an undivided 50% interest, Susan A. Basham as to an undivided 25% interest and William D. Akin, as to an undivided 25% interest, as tenants-in-common, by deed from Harold Edwin Stanford, Jr. and Susan A. Basham, Executrix of the Estate of Sara Dodson Stanford, of record as Instrument No. 20020206-0016743, said Register's Office.