

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $0.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31st DAY OF December 2012

Notary Public

MY COMMISSION EXPIRES: 11/24/13

(AFFIX SEAL)

QUITCLAIM DEED

THIS INSTRUMENT WAS PREPARED BASED UPON INFORMATION PROVIDED BY THE PARTIES BY
LEHMAN TITLE & ESCROW, LLC 1646 Westgate Circle, Suite 102 Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
James Bryan Lewis and Hilda M. Lewis, Co-Trustees of the James A. Lewis 2012 Irrevocable Trust u/a/d December 14, 2012	NEW OWNER	102-56
(NAME) 4241 Pecan Valley Road	(NAME)	
(ADDRESS) Nashville, TN 37218	(ADDRESS)	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I,

JAMES A LEWIS

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY ALL OF GRANTOR'S RIGHT TITLE AND INSTEREST UNTO

JAMES BRYAN LEWIS AND HILDA M. LEWIS, CO-TRUSTEES OF THE JAMES A. LEWIS 2012 IRREVOCABLE TRUST U/A/D DECEMBER 14, 2012 , its successors and assigns, with full power to sell, transfer, exchange, convey and encumber, by Deed of Trust or otherwise, without the joinder by or disclosure of the beneficiaries of the trust, and without liability on the part of third persons dealing with the Trustee(s), to look to the proper disposition of the proceeds arising from such transaction

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

SEE ATTACHED EXHBIIT "A"

THIS CONVEYANCE IS SUBJECT TO: SUCH LIMITATIONS, RESTRICTIONS, AND ENCUMBRANCES AS MAY AFFECT THE PREMISES.

BILL GARRETT, Davidson County
Trans:T20120099915 DEEDQC
Recvd: 12/31/12 10:30 3 pgs
Fees:17.00 Taxes:0.00
20121231-0120577

unimproved
This is improved X property, known as 6682 Charlotte Pike, Nashville, TN 37209

(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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

Witness this 31st day of December 2012.

James A. Lewis

James A. Lewis

STATE OF TENNESSEE:
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a notary public in and for said State and County, James A. Lewis, the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who executed the foregoing instrument and acknowledged that they executed the within instrument for the purposes therein contained as their own free act and deed.

Witness my hand and official seal at Nashville, Tennessee this 31st day of December 2012.

Commission expires:
11/24/13

Notary Public

WILLIAMSON COUNTY TENNESSEE J. TRENT LEHMAN NOTARY PUBLIC AT LARGE

EXHBIT "A"

BEING Lot No. 1 on the Plan of Tenneco West Meade Site, a resubdivision of part of Lot No. 4 on the Map of Mount Hickory, of record in Book 332, page 68, said plan being of record in Book 4470, page 92, described according to a survey of Barge, Waggoner, Sumner & Cannon, Engineers, dated June 23, 1971, revised July 23, 1971, and being more particularly described as follows:

BEGINNING at a point on the northerly margin of Charlotte Pike (U.S. Highway 70-N, State Route 24) on the westerly side of an access road to West Meade Manor Apartments, said point being 50.41 feet southwesterly from the southwest comer of property conveyed to Union Oil Company, of record in Book 4076, page 921, Register's Office for Davidson County, Tennessee; thence, in a southwesterly direction with said margin of Charlotte Pike with a curve to the right, 171.72 feet to a point; said curve having a radius of 2824.79 feet, tangent distance of 85.89 feet, and central angle of 3 deg. 28' 59" thence, leaving said margin of Charlotte Pike in a northwesterly direction, north 47 deg. 25' west of 173.71 feet to the southerly line of the West Meade Manor Apartments; thence, in an easterly direction with said southerly line; north 47 deg. 10' east, 170.00 feet to a point on the westerly side of an access road to said West Meade Manor Apartments; thence, with said westerly margin of access road in a southeasterly direction, 50 feet distant from and parallel to the west line of the Union Oil Company property, south 47 deg. 25' east, 187.83 feet to the point of beginning, containing 30.780 square feet, or 0.71 acres, more or less.

Being the same property conveyed to James A. Lewis by Quitclaim deed from Hilda M. Lewis of record in Instrument number 20121231012057G, Register's Office for Davidson County, Tennessee.