This Instrument
Prepared By:
Amanda Holcomb
Foltz Martin Knapp, LLC,
Five Piedmont Center, Suite
750
3525 Piedmont Road, NE
Atlanta, Georgia 30305

BILL GARRETT, Davidson County
Trans:T20130055947 DEEDQC
Recvd: 07/01/13 16:09 3 pgs
Fees:17.00 Taxes:0.00
20130701-0067952

QUITCLAIM DEED

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP & PARCEL:
Artisan on 18th, LLC	Same	092 16 0 323.0
3200 West End Ave., Ste 500		092 16 0 328.0
Nashville, TN 37203		092 16 0 327.0
		092 16 0 326.0
		092 16 0 325.0

FOR AND IN CONSIDERATION OF the sum of Ten Dollars, cash in hand paid by the hereinafter named GRANTEE, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, **CHERYL D. BAIRD**, hereinafter called "GRANTOR", does hereby quitclaim and convey unto **ARTISAN ON 18TH, LLC**, a Tennessee limited liability company, hereinafter called "GRANTEE", its successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit (the "Property"):

ALL THAT TRACT OF PARCEL OF LAND lying and being Lots 142, 143, 144, 145 and 146, Plan of O.B. Hayes, Plat Book 1, Page 69, Register's Office of Davidson County, Tennessee and more particularly described as follows:

BEGIN at the intersection of western right-of-way line of 18th Avenue South and the northern right-of-way line of Chet Atkins Place; thence run North 82 degrees 38 minutes 39 seconds West, a distance of 150.00 feet to a point; thence run North 08 degrees 54 minutes 26 seconds East, a distance of 300.18 feet to a point; thence run South 82 degrees 34 minutes 38 seconds East, a distance of 150.00 feet to a point; thence run South 08 degrees 54 minutes 26 seconds West, a distance of 300.00 feet to a point, the **POINT OF BEGINNING.**

Included in the above description is the same property conveyed to CHERYL D. BAIRD, by deed from NELL FROSH HAGGARD, of record in Instrument No. 20091021-0097488, dated October 21, 2009, said Register's Office.

This is improved property located at 811, 813, 815, and 817 18th Avenue South and 1800 Chet Atkins Place, Nashville, Davidson County, Tennessee 37212.

(Remainder of Page Intentionally Left Blank)

IN WITNESS WHEREOF, the Grantor has caused this instrument to be executed on this 26th day of ~~July~~ June, 2013.

Cheryl D. Baird (SEAL)
CHERYL D. BAIRD

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared Cheryl D. Baird, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand and seal at office, on this the 26th day of ~~July~~ June, 2013.

Notary Public Darlene M. Christian

My Commission Expires: 11/19/13

DARLENE M. CHRISTIAN
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY

STATE OF Georgia
COUNTY OF Fulton

The actual consideration or value, whichever is greater, for this transfer is $0.00.

AFFIANT

Subscribed and sworn to before me this
13 day of June, 2013.

NOTARY PUBLIC

My Commission Expires:

ROBIN P WILLIAMSON NOTARY PUBLIC CHEROKEE COUNTY GEORGIA EXPIRES AUG. 20, 2013