ADDRESS NEW OWNERS AND
SEND TAX BILLS:

Jewell's Gems Academy, LLC
4661 WHITES CREEK PIKE
WHITES CREEK, TN 37189

This instrument prepared by:
TIMOTHY D. FERGUSON
Attorney at Law
365 West Main Street
Hendersonville, TN 37075

MAP PARCEL NUMBER:
81 - 4 - 238

QUITCLAIM DEED

This instrument is made and entered into this the 30th day of September, 2013, by and between **HAROLD M. GARNER and wife, JEWELL E. GARNER**, GRANTORS and **JEWELL'S GEMS ACADEMY, LLC**, GRANTEE.

WITNESSETH:

THAT FOR AND IN CONSIDERATION of the sum of One ($1.00) Dollar cash in hand paid and other good and valuable consideration, the receipt of which is hereby acknowledged, GRANTORS hereby convey, transfer, remise, release, relinquish and quitclaim to GRANTEE, its successors and assigns all of GRANTOR'S right, title and interest in and to the following described real estate, to wit:

LAND in Davidson County, Tennessee, described as follows, to wit:

Being a parcel of land in Nashville, First Civil District, Second Councilmanic District, Davidson County, Tennessee, located north of Dominican Drive, being Lot 23E as shown on First Revision, Tract 23, Metrocenter of record in Plat Book 9700, page 270, R.O.D.C., and being more particularly described as follows:

BEGINNING, at an existing iron pin in the northerly right-of-way of Dominican Drive approximately 280 feet, more or less, west of the west return at the intersection of Dominican Drive and Athens Way, THENCE, along said right-of-way, S 74 deg. 03' 41" W. 294.96 feet to an iron pin, THENCE, leaving said right-of-way with the easterly line of Metro Government, NES Power Board property N 15 deg. 58' 44" W. 146.77 feet to a point; THENCE, with the southerly boundary of property conveyed to Curt Hahn of record in Book 9701, page 478, R.O.D.C., the following calls:

N 74 deg. 01' 16" E, 213.00 feet to an iron pin; S 58 deg. 19' 08" E, 121.75 feet to an iron pin; S 15 deg. 56' 19" E, 56.98 feet to the point of beginning, containing 39,637 square feet or 0.91 acres, more or less.

Being the same property conveyed to Harold M. Garner and Jewell Garner, jointly and severally, by deed from American Realty Trust, a Georgia corporation, recorded July 5, 2007 in Instrument No. 20070705-0079810, Registers Office for Davidson County, Tennessee.

Subject to all matters shown on the above referenced plat and to restrictions of record.

BILL GARRETT, Davidson County
Trans:T20130090583 DEEDQC
Recvd: 10/22/13 08:28 2 pgs
Fees:12.00 Taxes:0.00
20131022-0109895

TIMOTHY D. FERGUSON
ATTORNEY AT LAW
365 WEST MAIN STREET
HENDERSONVILLE, TN
37075
615-824-0989

This is improved property known as 820 Dominican Drive, Nashville, Tennessee 37208.

Executed on the date first above written.

HAROLD M. GARNER

JEWELL E. GARNER

STATE OF TENNESSEE

COUNTY OF SUMNER

Personally appeared before me, the undersigned Notary Public of said county and state, HAROLD M. GARNER and wife, JEWELL E. GARNER, the within named bargainors with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and seal at office this 30TH day of September, 2013.

NOTARY PUBLIC

My Commission Expires: 11-18-2013

TAMMY MINGLE STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY

STATE OF TENNESSEE

COUNTY OF SUMNER

The actual consideration or value, whichever is greater, for this transfer is $ -0-.

AFFIANT

Subscribed and sworn to before me, this the 30TH day of September, 2013.

NOTARY PUBLIC

My Commission Expires: 11-18-2013

TAMMY MINGLE STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY

TIMOTHY D. FERGUSON
ATTORNEY AT LAW
388 WEST MAIN STREET
HENDERSONVILLE, TN
37075
615-824-0969