This Instrument Prepared By:
Sherrard & Roe PLC (MGK)
150 3rd Ave. South, Suite 1100
Nashville, TN 37201

Davidson County DEEDQC
Recvd: 07/17/14 11:47 4 pgs
Fees:22.00 Taxes:0.00
20140717-0063297

QUITCLAIM DEED

Address New Owners:
Treva A. Collins Trust
dated 07/16/2014
c/o Belinda Collins, Co-Trustee
7607 Lakeview Drive
Nashville, TN 37209

Send Tax Bills To:
same

Map/Parcel Number:
Map 88
Parcel 14

FOR GOOD AND VALUABLE CONSIDERATION, the receipt and sufficiency of which is hereby acknowledged, the undersigned, Treva A. Collins (the "Grantor"), does hereby quitclaim, transfer and convey all her right, title and interest in and to the following described property to Belinda Collins, Karin Fallon and Allen Collins Co-Trustees, and their successors in trust, of the Treva A. Collins Trust dated 07/16/2014 (the "Grantee"), in fee simple, said property being a tract or parcel of land in the 8th Civil District of Davidson County, State of Tennessee (the "Property"), more particularly described as follows:

Beginning at the point of the intersection of the northwesterly margin of River Road and the northerly margin of Lakeview Drive; thence with the northerly margin of Lakeview Drive in a generally westerly direction, South 85 degrees 24 minutes W. 172 ft., more or less, to a point: thence around a curve to the left, said curve having a radius of 1,171 ft., a distance of 692.76 ft. to a point; thence S. 51 degrees 30 minutes W. 402 ft. to a point same being the southeast corner of the property conveyed to Vance; thence leaving the north margin of Lakeview Drive N. 42 degrees 30 minutes W. 748 ft. to a point at the top of a ridge; thence meandering along the top of the ridge N. 54 degrees 30 minutes W. 705 ft. to a point; thence N. 19 degrees W. 320 ft. to a point in a fence, the same being the southerly margin of the property belonging to Rivermont Farms, Inc.; thence along said fence N. 36 degrees 15 minutes E. 130 ft. to a Hickory, thence N. 60 degrees 15 minutes E. 124 ft. to a post; thence N. 77 degrees E 200 ft. to a post; thence N. 79 degrees 15 minutes E. 300 ft. to a post: thence N. 72 degrees E. 409 ft. to a post; thence S. 74 degrees 10 minutes E. 1546 ft. to a point at the northwesterly margin of River Road; thence along the margin of River Road S. 21 degrees 56 minutes W. 590 ft. to a point; thence an off set N. 68 degrees 04 minutes W. 20ft. to a point: thence continuing with said margin around a curve to the left, said curve having a radius of 1,457.5 ft, a distance of 200 ft., more or less to the point of beginning, containing 56.39 acres more or less.

Included in the above description but excluded from this conveyance is that portion of land conveyed to Harold Allen Collins and wife, Brenda Collins containing 5.0 acres, more or less of record in Book 6320, page 697 and re-

recorded in Book 6458, page 170, R.O.D.C., Tennessee, and that portion of land conveyed to Harold Allen Collins and wife, Brenda Collins containing .24 acres more or less of record in Book 8527, page 452, R.O.D.C., Tennessee.

Being part of the same property conveyed to Harold E. Collins and wife, Treva A. Collins by deed from Robert W. Hoffman and wife, Donna F. Hoffman of record in Book 4889, page 776, R.O.D.C., Tennessee, and being the same property conveyed to Treva A. Collins by deed from Harold E. Collins, of record in Book 8750, page 249, R.O.D.C., Tennessee.

The above description is the same as in the previous deed of record.

This is improved property known as 7410 Lakeview Drive, Nashville, Tennessee 37209.

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

Trustee shall have full authority and discretion to convey, improve, lease, encumber, or in any other manner deal with and administer the Property, without the approval of any court, the joinder of any beneficiary, or the disclosure of the identity of any beneficiary of the Trust.

IN WITNESS WHEREOF, the Grantor has executed this instrument to be effective as of the 16th day of July, 2014.

Treva A. Collins

Treva A. Collins, Grantor

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, a Notary Public in and for the County and State aforesaid, personally appeared Treva A. Collins, Grantor, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand and seal at office in Nashville, Tennessee, this 16th day of July, 2014.

BEVERLY SEBASTIAN STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

NOTARY PUBLIC
Beverly Sebastian
My Commission Expires
September 11, 2017
STATE OF TENNESSEE

Notary Public

My Commission Expires: 9/11/2017

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

This transfer is exempt from taxation pursuant to T.C.A. § 67-4-409(a)(3)(F).

Affiant

Subscribed and sworn to before me this 16th day of July, 2014.

Notary Public

My Commission Expires: 9/11/2017

BEVERLY SEBASTIAN STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY TENN

NOTARY PUBLIC
Beverly Sebastian
My Commission Expires
September 11, 2017
STATE OF TENNESSEE

CERTIFICATE OF AUTHENTICITY

I, Michel G. Kaplan, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Michel G. Kaplan

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, a Notary Public in and for the County and State aforesaid, personally appeared, Michel G. Kaplan, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledges this certification of an electronic document is true and correct.

WITNESS my hand and seal at office in Nashville, Tennessee, this 16th day of July, 2014.

BEVERLY SEBASTIAN STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

NOTARY PUBLIC
Beverly Sebastian
My Commission Expires
September 11, 2017
STATE OF TENNESSEE

Notary Public

My Commission Expires: 9/11/2017