BILL GARRETT, Davidson County
Trans:T20150030870 DEEDQC
Recvd: 04/23/15 13:08 4 pgs
Fees:22.00 Taxes:0.00
20150423-0036496

This Instrument Prepared by:
Bettie J. Winton
Grissim and Hodges, Attorneys
323 Union Street, Suite 400
Nashville, TN 37201

QUITCLAIM DEED

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP/PARCEL NO.:
Chris Pardue 24 White Bridge Road Nashville, Tennessee 37205	SAME	098-00-0-88.00 098-00-0-211.00

WHEREAS, by instruments of record in Instrument Number 20110113-0003520 and Instrument Number 20141020-0096396, in the Register's Office for Davidson County, Tennessee, **CHRIS PARDUE** (the "Grantor") is the record owner of certain real properties in Nashville, Davidson County, Tennessee, identified on the official tax maps of the Property Assessor of Davidson County, Tennessee as Map and Parcel No. 098-00-0-88.00 and Map and Parcel No. 098-00-0-211.00 (collectively herein the "Properties"); and

WHEREAS, Grantor is executing this instrument solely for the purpose of conveying the Properties described as Tract 1 and Tract 2 on Exhibit "A", attached hereto and incorporated herein by reference, to Grantee, as one combined parcel to be known as Map and Parcel No. 098-00-0-88.00; and CHRIS PARDUE as the

WHEREAS, Grantor acknowledges that no ownership change has been made in conveying the Properties to Grantee; and

NOW, THEREFORE, FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00) DOLLARS, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, Grantor has bargained and sold, and by these presents does transfer, quitclaim, and convey unto the said Grantee, his heirs, successors, representatives, and assigns, all of Grantor's right, title, and interest in and to those certain lands located in Davidson County, State of Tennessee, described on Exhibit "A", attached hereto and incorporated herein by reference.

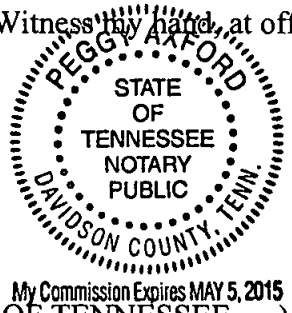
WITNESS Grantor's hand, this 22nd day of April, 2015.

CHRIS PARDUE

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, a Notary Public, CHRIS PARDUE, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 22nd day of April, 2015.



My Commission Expires MAY 5, 2015

NOTARY PUBLIC

My Commission Expires: _____

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer, or value of property (whichever is greater) is $0.00

Affiant

Subscribed and sworn before me this 22nd day of April, 2015.



My Commission Expires MAY 5, 2015

NOTARY PUBLIC

My Commission Expires: _____

EXHIBIT "A"
Legal Description

TRACT 1 (Map and Parcel No. 098-00-0-88.00)

Land lying and being in the 4th Civil District of Davidson County, Tennessee and described as follows:

Beginning at a point in the easterly margin of Earhart Road, said point being the southwest corner of the property conveyed to Hoyal F. Wilkerson and wife, Bobbye E. Carr Wilkerson, by deed of record in Book 4099, Page 439, Register's Office for Davidson County, Tennessee, and the northwest corner of the herein described tract of land; thence South 89 degrees 00' East 1800 feet to a stake; thence South 1 degree 00' West 300 feet to a point; thence North 89 degrees 00' West 900 feet to a point; thence North 1 degree 00' East 150 feet to an iron pin; thence North 89 degrees 00' West 900 feet to an iron pin in the easterly margin of Earhart Road; thence along the easterly margin of Earhart Road, North 1 degree 00' East 150 feet to the point of beginning.

Being the same property conveyed to Chris Pardue from CT Earhart Road Partnership by Quitclaim Deed, of record as Instrument Number 20110113-0003520, Register's Office for Davidson County, Tennessee.

TRACT 2 (Map and Parcel No. 098-00-0-211.00)

Being a 3.100 more or less acre tract of land lying in the 12th Council District of Davidson County, Tennessee, and being more particularly described as follows:

> Starting at an iron pin (old) found on the easterly margin of Earhart Road, said point being the most northwesterly corner of the Joseph C. Kincaid Property of record in Deed Book 9982, Page 237, Register's Office for Davidson County, Tennessee, and being the most southwesterly corner of the aforesaid Carter Property;
>
> Thence with the northerly line of said Kincaid Property, South 88 degrees 50 minutes 44 seconds East, a distance of 891.47 feet to an iron pin (old), the Point of Beginning;
>
> Thence with a new line, severing said Carter Property, North 00 degrees 49 minutes 58 seconds East, a distance of 149.96 feet to an iron pin found at the southwesterly corner of the Chris C. Pardue Property, of record in Instrument No. 20110113-0003520, Register's Office for Davidson County, Tennessee;
>
> Thence with the southerly line of said Pardue Property, South 89 degrees 00 minutes 24 seconds East, a distance of 900.32 feet to an iron pin (old);

Thence with the westerly line of the Wanda C. Baker Property of record in Instrument No. 20060112-0004970, Register's Office for Davidson County, Tennessee, South 00 degrees 54 minutes 18 seconds West, a distance of 150.06 feet to an iron pin (old);

Thence with the northerly line of the Chris C. Pardue Property of record in Deed Book 11538, Page 249, Register's Office for Davidson County, Tennessee, North 89 degrees 00 minutes 00 seconds West, a distance of 900.13 feet to the point of beginning, containing 135,040 square feet or 3.100 acres, more or less.

Being the property conveyed to Chris Pardue from Campbell M. Carter by warranty deed of record in Instrument No. 2014102--0096396, Register's Office for Davidson County, Tennessee.