This Instrument Prepared By:
FIDELIS LAW, PLLC
216 Centerview Drive, Suite 317
Brentwood, TN 37027

This deed was prepared without the benefit of a title search and the description of the property was furnished by the parties. The preparer of this deed assumes no liability whatsoever either for the accuracy of the legal description or the status of the title to the property.

This space intentionally left blank for recording purposes:

BILL GARRETT, Davidson County
Trans:T20150090967 DEEDQC
Recvd: 10/26/15 13:42 2 pgs
Fees:12.00 Taxes:0.00
20151026-0108683

Address New Owner:	***Send Tax Bills To:***	***Tax Map-Parcel***
SUGARFOOT ENTERPRISES LLC 9725 Concord Road Brentwood, Tennessee 37027	SAME	161-00-0-096.00 06DU71480

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

The actual consideration for this transfer is NONE (0). (Exempt pursuant to T.C.A.§67-4-409(a)(4).

JAMES PHILLIPS

ROBERT M. PAUTIENUS III STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY My Commission Expires 01-15-2017

Sworn to and subscribed before me this 22 day of October, 2015.

Notary Public

My Commission Expires:

QUITCLAIM DEED

FOR AND IN GOOD AND VALUABLE CONSIDERATION, We, JAMES PHILLIPS and wife, MARGARET PHILLIPS, have this date bargained and sold, and do hereby quitclaim, transfer and convey unto SUGARFOOT ENTERPRISES LLC, a Tennessee Limited Liability Company, or its successors, heirs and assigns, all of our right, title and interest in certain Real Estate in Davidson County, Tennessee, being more particularly described as follows:

Land in Davidson County, Tennessee, being Lot No. 1 on the plan of Resubdivision of Lot 1, Maple Ridge of record in Book 8250, page 187, Register's Office for said County. Said Lot No. 1 fronts 84.01 feet on the Westerly margin of Nolensville Road and extends back 346.48 feet on the Northerly line and 344.79 feet on the Southerly line to a dead line in the rear, measuring 84.01 feet thereon.

Being the same property conveyed to JAMES PHILLIPS and wife, MARGARET PHILLIPS, by W. L. BAINBRIDGE, III by Deed of record in Book 8941, Page 177, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any existing easements, restrictions, right-of-ways, matters of record, liens and encumbrances as may affect the property.

This is improved property known as: 5837 Nolensville Road, Nashville, Tennessee 37211.

WITNESS OUR HANDS this 22 day of October, 2015

JAMES PHILLIPS

MARGARET PHILLIPS

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named JAMES PHILLIPS and MARGARET PHILLIPS, with whom I am personally acquainted, who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Brentwood, Tennessee, this 22 day of October, 2015.

NOTARY PUBLIC

My Commission Expires:

ROBERT W. PAUTIENUS III
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
Commission Expires 01-15-2017