BILL GARRETT, Davidson County
Trans:T20150097480 DEEDQC
Recvd: 11/16/15 16:09 5 pgs
Fees:27.00 Taxes:0.00
20151116-0116308

This Instrument Prepared By:
BONE MCALLESTER NORTON PLLC
Nashville City Center
511 Union Street, Suite 1600
Nashville, Tennessee 37219

QUITCLAIM DEED

Address New Owner(s)	Send Tax Bills To:	Map & Parcel No.:
1st & Broadway, LLC 331 54th Avenue North Nashville, TN 37209	New Owner	091-14-0-221.00

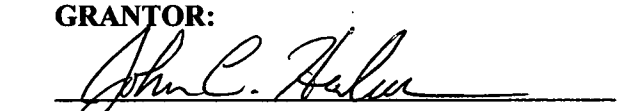
FOR AND IN CONSIDERATION of the sum of TEN and 00/100 DOLLARS ($10.00) cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, **JOHN CLIFTON HENDERSON**, and wife, **LISA DANIELLE HENDERSON** (collectively, "Grantor"), does hereby quitclaim and convey unto **1st & BROADWAY, LLC**, a Tennessee limited liability company ("Grantee"), all of Grantor's right, title and interest in and to the following parcel of real estate located in Nashville, Davidson County, Tennessee, and more particularly described on Exhibit A attached hereto and incorporated by this reference (the "Property").

Said Property is conveyed subject to such easements, covenants, reservations, limitations, restrictions and encumbrances as may affect the Property. The legal description on Exhibit A is drawn from recorded documents and the attorney preparing this Deed makes no warranty or representation regarding the accuracy of the legal description. This instrument may be executed in counterparts.

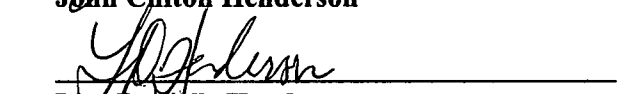
IN WITNESS WHEREOF, the Grantor has caused this instrument to be dated and effective as of the 10th day of November, 2015.

[Signature page to Quitclaim Deed]

GRANTOR:



John Clifton Henderson



Lisa Danielle Henderson

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public of the state and county mentioned above, personally appeared John Clifton Henderson, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the within named bargainor, and that he executed the foregoing instrument for the purpose therein contained.

Witness my hand, at office, this 10th day of November, 2015.

NOTARY PUBLIC

My Commission Expires: 12/17

REGGIE SMITH STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public of the state and county mentioned above, personally appeared Lisa Danielle Henderson, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged herself to be the within named bargainor, and that she executed the foregoing instrument for the purpose therein contained.

Witness my hand, at office, this 10th day of November, 2015.

NOTARY PUBLIC

My Commission Expires: 12/17

REGGIE SMITH STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

The actual consideration for this transfer is $0.

AFFIANT

Subscribed and sworn to before me, this 16th day of November, 2015.

NOTARY PUBLIC

My Commission Expires:

Sept. 10, 2018

SUSAN NEAL WILLIAMS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires SEPT. 10, 2018

EXHIBIT A

Legal Description

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 3 ON THE PLAN OF R.W. TURNER'S SUBDIVISION OF LOT 1, NASHVILLE LAND IMPROVEMENT COMPANY'S LAND LYING BETWEEN RICHLAND CREEK AND RICHLAND AVENUE OF RECORD IN PLAT BOOK 332, PAGE 9, IN THE REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAN REFERENCE IS HEREBY MADE FOR A MORE COMPLETE DESCRIPTION OF THE PROPERTY.

BEING THE SAME PROPERTY CONVEYED TO JOHN CLIFTON HENDERSON AND WIFE, LISA DANIELLE HENDERSON, BY DEED OF RECORD AT INSTRUMENT NO. 20130402-0032174, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

THIS IS IMPROVED PROPERTY KNOWN AS 331 54TH AVENUE NORTH, NASHVILLE, TENNESSEE 37209.