THIS INSTRUMENT PREPARED BY:

ATTORNEYS TITLE COMPANY, INC
2927 Berry Hill Drive
Nashville, Tennessee 37204

Davidson County DEEDQC
Recvd: 12/31/15 15:22 3 pgs
Fees:17.00 Taxes:0.00
20151231-0131726

| ADDRESS NEW OWNER AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NOS. |
|---|---|---|
| Phillip S. Gray, III and<br>Patricia K. Gray<br>694 Brewer Drive<br>Nashville, Tennessee 37211 | New Owner | 1330505000 |

# QUITCLAIM DEED

For and in consideration of the sum of One ($1.00) Dollar, cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, the undersigned **SOUTH NASHVILLE HEATING & COOLING CO., a Tennessee corporation**, hereinafter called the Grantor, by these presents does transfer and quitclaim unto **PHILLIP S. GRAY, III AND WIFE, PATRICIA K. GRAY**, hereinafter called the Grantees, their heirs and assigns, all of Grantor's interest in a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

LAND in Davidson County, Tennessee, being the easterly 75 feet of Lot Nos. 69, 70, and 71 on the Plan of Sunrise Heights Addition, as of record in Book 421, Page 2, Register' s Office for Davidson County, Tennessee.

SAID parts of said Lots fronts 75 feet on the southerly side of Veritas Street and runs back between lines 158 feet on the easterly side with the westerly margin of Keystone Avenue and 157.5 feet, more or less, on the westerly line to a dead line.

This is improved commercial property, commonly known as 501 Veritas Street, Nashville, Tennessee 37211.

BEING the same property conveyed to South Nashville Heating & Cooling Co., a Tennessee corporation, by Warranty Deed from Maurice G. Holland and wife, Rosie L. Holland, of record in Instrument No.: 20010703-0070911, Register's Office for Davidson County, Tennessee.

This conveyance is subject to such restrictions, encumbrances and easements as may appear of record.

This Quitclaim Deed has been executed and delivered by SOUTH NASHVILLE HEATING & COOLING CO., a Tennessee corporation, in order to convey its ownership interest in the herein described property to the Grantees.

IN WITNESS WHEREOF, this instrument has been executed this 31st day of December, 2015.

SOUTH NASHVILLE HEATING & COOLING CO.,
a Tennessee corporation

By: _____
Name: Phillip S. Gray, III
Its: President

STATE OF TENNESSEE ]
COUNTY OF DAVIDSON ]

BEFORE me, the undersigned, a Notary Public, within and for the State and County aforesaid, personally appeared Phillip S. Gray, III, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be President of SOUTH NASHVILLE HEATING & COOLING CO., a Tennessee corporation, and who further acknowledged that he, as such President, being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing as President for the said corporation.

WITNESS my hand and official seal at Nashville, Tennessee, 31st day of December, 2015.

JEFFREY S. BENZ STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

_____
NOTARY PUBLIC
My Commission Expires: July 8, 2019

STATE OF TENNESSEE ]
COUNTY OF DAVIDSON ]

The actual consideration for this transfer is $-0-.

_____
Affiant

Subscribed and sworn to before me this 31st day of December, 2015.

JEFFREY S. BENZ STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

_____
Notary Public
My commission expires: July 8, 2019

I, Houston Howell, 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.

Houston Howell

State of Tennessee
County of Davidson

Personally appeared before me, Dana Meadows, a notary public for this county and state, Houston Howell, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Dana Meadows, Notary Public

My commission expires: 8-27-17