Davidson County DEEDQC
Recvd: 02/10/16 09:22 3 pgs
Fees:17.00 Taxes:0.00
20160210-0012703

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|---|---|
| **THIS INSTRUMENT PREPARED BY:**<br>**Chapman & Rosenthal Title, Inc.**<br>**2002 Richard Jones Road, Suite 203-A**<br>**Nashville, TN 37215**<br><br>**CRT FILE #: 15126033** | STATE OF TENNESSEE )<br>COUNTY OF DAVIDSON )<br><br>The actual consideration for this transfer is: $-0-.<br>Affiant<br>Subscribed and sworn to before me, this 22 day of December, 2015.<br>Notary Public<br>My Commission Expires: 11/9/2016 |

KIRSTEN SCRIVENER STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF DAVIDSON
My Commission Expires Nov. 5, 2019

# QUITCLAIM DEED

| | | |
|---|---|---|
| Address New Owner:<br>William E. Holt and Nancy Holt<br>7012 Westbelt Drive<br>Nashville, TN 37209 | Send Tax Bills To:<br>New Owner | Tax Information:<br>079-067.00 |

FOR AND IN CONSIDERATION of Ten and 00/100 Dollars ($10.00) and other good and valuable consideration, the receipt of all of which is hereby acknowledged, **Aqueduct Irrigation, Inc., a Tennessee corporation** (hereinafter referred to as the "Grantor") does hereby quitclaim, transfer and convey unto **William E. Holt and Nancy Holt, husband and wife,** their heirs and assigns all of their rights, title and interest in the real property in the County of Davidson, State of Tennessee, and more particularly described as follows:

Land in Davidson County, Tennessee, located on the Easterly side of Westbelt Drive, and being Lot No. 5, on the Plan of Westbelt Industrial Park, as shown on plat of record in Plat Book 6250, Page 796, in the Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more particular description.

Beginning at a point in the Easterly margin of Westbelt Drive, said point being N 10° 56' W 461.19 feet from the Northerly margin of Cockrill Bend Industrial Road and being the Northwesterly corner of Lot Number Six and the Southwesterly corner of the herein described parcel; thence with said Easterly margin N 10° 56' W 150.00 feet to an iron pin in the Southerly line of the property conveyed to Boyle Trust and Investment Company, by deed of record in Book 6624, Page 657, R.O.D.C; thence, with said Southerly line N 80° 15' E 318.19 feet to a concrete monument in the Westerly line of the property conveyed to the National Baptist Publishing Board, by deed of record in Book 4704, Page 904, R.O.D.C.; thence, with said Westerly line S 13° 43' E 143.60 feet to an iron pin; thence, leaving said Westerly line with Northerly line of Lot Number Six, Westbelt Industrial Park, as of record in Book 6250, Page 796, R.O.D.C, S 79° 04' W 325.10 feet to the point of beginning, containing 47,174 square feet

or 1.08 acres, more or less.

Being the same property conveyed by Special Warranty Deed from Westbelt Group, Inc., a Tennessee corporation to Aqueduct Irrigation, Inc., a Tennessee corporation, as recorded on the 16th day of December, 2014 in Instrument No. 20141216-0115094 and Warranty Deed from Belz Investment Company, a partnership composed of Philip Belz and Jack A. Belz to Westbelt Group, Inc., a Tennessee corporation, as recorded on the 15th day of May, 1987 in Deed Book 7238, Page 188, in the Register's Office of Davidson County, Tennessee.

This is improved property known as 7012 Westbelt Drive Nashville, TN 37209.

Grantor covenants that they are lawfully seized and possess said real property in fee simple, have a good right to convey it, and that the same is unencumbered, except for 2016 taxes that are not yet due and payable, as well as any restrictions, conditions and easements of record.

Whenever used, the singular number shall include the plural, the plural the singular and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor has executed this instrument on this 22 day of December, 2015.

**Aqueduct Irrigation, Inc., a Tennessee corporation**

By: William Holt

STATE OF TENNESSEE )
COUNTY OF DAVIDSON )

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, William Holt, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained and who further acknowledged that he is a member in Aqueduct Irrigation, Inc., a Tennessee Corporation, the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand, at Office, this 22 day of December 2015.

Notary Public

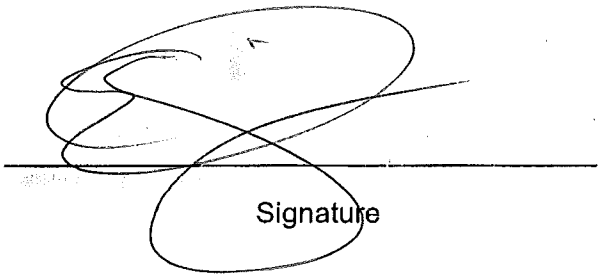
My Commission Expires: 1/9/16

KIRSTEN SCHRINER
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

MY COMMISSION EXPIRES:
01/09/2016

Certificate of Authenticity

I, Emily Hopkins, 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.



Signature

State of Tennessee

County of Davidson

Personally appeared before me, Katie L. Bell, a notary public for this county and state, Emily Hopkins who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Katie L Bell

Notary's Signature

My Commission Expires: May 20, 2019

Notary's Seal (If on paper)

