BILL GARRETT, Davidson County
Trans:T20160012014 DEEDQC
Recvd: 02/12/16 10:32 4 pgs
Fees:22.00 Taxes:0.00
20160212-0013728

THIS INSTRUMENT PREPARED BY: William T. Smith **GULLETT, SANFORD, ROBINSON & MARTIN, PLLC** 150 Third Avenue South, Suite 1700 Nashville, Tennessee 37201 (615) 244-4994	STATE OF TENNESSEE) COUNTY OF DAVIDSON) The actual consideration for this transfer is $0.00. Affiant Subscribed and sworn to before me, DEBRA ROBERTSON, this 30TH day of December, 2015. Notary Public My Commission Expires: 5/8/2018

DEBRA ROBERTSON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 5-8-2018

QUITCLAIM DEED

Address New Owner As Follows:	Send Tax Bills To:	Map-Parcel Number:
Bridgewater Villas Townhouse Corporation c/o Metropolitan Property Management, LLC 4011 Armory Oaks Drive Nashville, TN 37204	Same	098 06 0A 186.00 098 06 0A 187.00

KNOW ALL PERSONS by these presents that **BRIDGEWATER HERMITAGE, LLC**, a Tennessee limited liability company ("Grantor"), for and in consideration of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and other good and valuable consideration, the receipt of which is hereby acknowledged, hereby releases, remises, quitclaims, and gives

unto **BRIDGEWATER VILLAS TOWNHOUSE CORPORATION**, a Tennessee nonprofit corporation, all right, title, and interest of Grantor in and to certain land in Davidson County, Tennessee, being more particularly described on the attached Exhibit A, which is incorporated by reference herein.

This quitclaim is subject to such limitations, restrictions, and encumbrances as may affect the premises.

{Signature page to follow}

WITNESS my hand this 30th day of December, 2015.

BRIDGEWATER HERMITAGE, LLC,
a Tennessee limited liability company

By: _____

Name: Frank C. Batson

Its: Chief Manager

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, FRANK BATSON, with whom I am personally acquainted, and who acknowledged that s/he executed the within instrument for the purposes therein contained, and who further acknowledged that s/he is CHIEF MANAGER of 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 30TH day of December, 2015.

Debra Robertson
Notary Public

DEBRA ROBERTSON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 5-8-2018

My Commission Expires: 5/8/2018

EXHIBIT A

PROPERTY DESCRIPTION

Land lying in Davidson County, Tennessee, and being further described as follows:

Being the area denoted as Open Space, as shown on sheet 2 of 3, and being denoted as parcels (186) and (187) on the recorded final plat of Phase 2, Section A Bridgewater, of record as Instrument Number 20061207-0151485, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more particular description.

Being part of the same property conveyed to Bridgewater Hermitage, LLC, a Tennessee limited liability company, by deed from Nancy Smith Waddey and Neal Smith and Frances June Smith and Eric Edward Smith and Hermitage Church of Christ, Heirs of the Estate of F. E. Smith, Jr., and Annie Pearl Sanders Smith and Edward Ewing Smith, of record as Instrument Number 20041215-0149116, Register's Office for Davidson County, Tennessee.