BILL GARRETT, Davidson County
Trans:T20160031432 DEEDQC
Recvd: 04/18/16 12:56 4 pgs
Fees:22.00 Taxes:0.00
20160418-0037133

QUITCLAIM DEED

FROM: James R. Berkeley
Mara Papatheodorou Berkeley
4301 Franklin Pike
Nashville, TN 37204,
Grantor

This instrument was prepared by:

J. David Wicker, Esq.
Stites & Harbison PLLC
401 Commerce Street, Suite 800
Nashville, Tennessee 37219

TO: James R. Berkeley & Mara P. Berkeley, As Co-Trustees of the Berkeley Living Trust,
4301 Franklin Pike
Nashville, TN 37204,
Grantee

Address New Owner (s) as follows:	Name and Address of the Person or Entity Responsible for the Payment of Real Property Taxes	Map-Parcel Numbers
Berkeley Living Trust James R. Berkeley & Mara P. Berkeley, Co-Trustees 4301 Franklin Pike Nashville, TN 37204	New Owner	Map 132-6 Parcel 33

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

The actual consideration for this transfer is Ten and no/100 Dollars ($10.00).

Affiant

Sworn to and subscribed before me, this 15 day of April, 2016.

Notary Public

My Commission Expires: 3-3-20

CINDY M. MACK
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires MAR. 3, 2020

07000N:087329:1167241:1:NASHVILLE

FOR AND IN CONSIDERATION OF the sum of Ten and no/100 Dollars ($10.00) the receipt and sufficiency of which are hereby acknowledged, **James R. Berkeley and wife, Mara Papatheodorou Berkeley** (the "Grantors") does hereby quitclaim and convey unto **James R. Berkeley and Mara P. Berkeley, as Co-Trustees of the Berkeley Living Trust, dated November 17, 2012** (the "Grantee"), its successors and assigns, all of Grantors' rights, title and interest in and to a certain tract or parcel of land in Davidson County, State of Tennessee, more particularly described on Exhibit A attached hereto and incorporated herein by this reference (the "Property").

The Property is improved property known as 4301 Franklin Pike, Nashville, Tennessee 37204. The Property is conveyed subject to such limitations, restrictions and encumbrances as may affect the Property.

Witness my hand this 15 day of April, 2016.

GRANTORS:

By: _____
James R. Berkeley

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before me, Cindy M. Mack, a Notary Public of said County and State, James R. Berkeley, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and seal this 15th day of April, 2016.

_____
Notary Public

My Commission Expires: 3-3-20

CINDY M. MACK
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires MAR. 3, 2020

By: _____
Mara Papatheodorou Berkeley

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before me, Cindy M. Mack, a Notary Public of said County and State, Mara Paptheodorou Berkeley, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and seal this 15th day of day of April, 2016.

Cindy M. Mack
Notary Public

My Commission Expires: 3-3-20

CINDY M MACK
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires MAR. 3, 2020

EXHIBIT A

Property Description

Land in Davidson County, Tennessee, being the northerly half of Lot No. 20 on the Revised Plat of parts of Thompson's Glen Leven Subdivision of record in Plat Book 3, page 20, Chancery Court for Davidson County, Tennessee, described according to a copy of a survey made October, 1934, by W.B. Southgate, Surveyor, as follows:

Beginning on the West right-of-way line of the Nashville and Franklin Interurban Railway, the common corner of Lots Nos. 19-A and 20; thence with the line between said lots westerly 441 feet to the Northeast corner of the lot marked O.W. Dressler; thence Southeasterly 187.5 feet to the Northwest corner of the property conveyed to S.M. McMurray and wife, by deed from George E. Fyke and wife, of record in Book 1041, page 230, Register's Office for said County; thence with McMurray's Northerly line, Easterly 351 1/2 feet, more or less, to the Westerly right-of-way line of the Nashville and Franklin Interurban Railway; thence with the same Northerly 164 1/2 feet to the point of beginning.

Being the same property conveyed to James R. Berkeley, married by deed from Wallace Hutcherson and Brenda J. Hutcherson, both unmarried of record in Instrument No. 20060602-0065413, said Register's Office.