BILL GARRETT, Davidson County
Trans:T20160033024 DEEDQC
Recvd: 04/21/16 16:08 6 pgs
Fees:32.00 Taxes:0.00
20160421-0039021

THIS INSTRUMENT PREPARED BY:
BASS, BERRY & SIMS PLC (DMS)
150 Third Avenue South, Suite 2800
Nashville, Tennessee 37201

QUITCLAIM DEED

Address New Owner(s):	Send Tax Bills To:	Map/Parcel Numbers:
BURKITT COMMONS, LLC 9019 Overlook Blvd., Suite C-2 Brentwood TN 37027	Same	Part of 186-14.01 (Davidson County), part of 186-21 (Davidson County) part of 186-26 (Davidson County), part of 33-82.01 (Williamson County)

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 and sufficiency of which are hereby acknowledged, NEWCO-BURKITT, LLC, a Tennessee limited liability company and BURKITT COMMONS, LLC, a Tennessee limited liability company (collectively the "Grantor"), by these presents hereby quitclaim and convey unto BURKITT COMMONS, LLC, a Tennessee limited liability company, and its successors and assigns (the "Grantee"), all of their right, title and interest in and to certain real property located partially in Williamson County, Tennessee and partially in Davidson County, Tennessee, more particularly described on Exhibit A attached hereto, together with all rights and appurtenances pertaining to such real property.

[*Signature Page Follows*]

IN WITNESS WHEREOF, the undersigned Grantor has executed this instrument or has caused same to be executed as of the 21 day of April, 2016.

BURKITT COMMONS, LLC, a Tennessee limited liability company

By: _____
Name: JOHN MCREYNOLDS
Title: MEMBER

NEWCO-BURKITT, LLC, a Tennessee limited liability company

By: _____
Name: J. DUDLEY BARKER
Title: PRESIDENT

STATE OF Tennessee)

COUNTY OF Williamson)

Personally appeared before me, the undersigned, a Notary Public having authority within the State and County aforesaid, John McReynolds, 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 the President of Burkitt Commons, LLC, a Tennessee limited liability company, and is authorized by the limited liability company to execute this instrument on behalf of the limited liability company.

WITNESS my hand, at office, this 20th day of April, 2016.

_____
Notary Public

My Commission Expires:

10-20-2019

SUZANNE MAY
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
MY COMMISSION EXPIRES 10-20-2019

STATE OF Tennessee)

COUNTY OF Williamson)

Personally appeared before me, the undersigned, a Notary Public having authority within the State and County aforesaid, J. Dudley Parker, 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 the President of Newco-Burkitt, LLC, a Tennessee limited liability company, and is authorized by the limited liability company to execute this instrument on behalf of the limited liability company.

WITNESS my hand, at office, this 28th day of April, 2016.

Notary Public

My Commission Expires:

10-20-2019

SUZANNE MAY
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
MY COMMISSION EXPIRES 10-20-2019

STATE OF TENNESSEE)

COUNTY OF Davidson)

The actual consideration for this transfer or value of property transferred (whichever is greater) is $-0-.

Brandy Gomez

Sworn to and subscribed before me this 21st day of April, 2016.

Nancy E. Hopson
Notary Public

My Commission Expires:

_____



EXHIBIT A

A tract of land, partially situated in the 31st Council District of Nashville, Davidson County, being portions of parcels 14.01, 21 and 26 on Davidson County property map number 186. The herein described land is also partially situated in Nolensville, Williamson County, Tennessee and is a portion of parcel 82 of Williamson County property map 33 and is more particularly described as follows:

Beginning at an iron pin (set) in the east right of way of Nolensville Pike (70'), said being the northwest corner of the herein described property and lying approximately 505 feet south of the southwest corner of parcel 18600001400;

Thence, leaving said right of way, North 69°05'13" East, a distance of 90.20 feet to an iron pin set;

Thence, South 20°54'47" East, a distance of 5.00 feet to an iron pin set;

Thence, North 69°05'13" East, a distance of 203.41 feet to an iron pin set;

Thence, South 20°54'47" East, a distance of 132.00 feet to an iron pin set;

Thence, North 69°05'13" East, a distance of 98.63 feet to an iron pin set;

Thence, South 21°24'09" East, a distance of 212.51 feet to a curve concave to the north;

Thence, along the curve, having a radius of 60.00 feet, a central angle of 48°35'25", a chord which bears North 44°47'30" East 49.37 feet to an iron pin set; an Arc length of 50.88 feet to an iron pin set;

Thence, South 20°54'47" East, a distance of 118.66 feet to the beginning of a curve concave to the west;

Thence, with the curve, having a radius of 27.88 feet, central angle of 60°04'36", a chord which bears South 21°27'03" East 27.91 feet to an iron pin set; an arc length of 29.23 feet to an iron pin set;

Thence, South 80°14'05" East, a distance of 33.57 feet to an iron pin set;

Thence, South 20°54'47" East, a distance of 64.49 feet to a point in a creek;

Thence, South 54°51'42" West, a distance of 3.00 feet to a point in creek;

Thence, South 43°14'00" West, a distance of 120.61 feet to a point in creek;

Thence, South 58°36'29" West, a distance of 81.90 feet to a point in creek;

Thence, South 78°45'00" West, a distance of 27.86 feet to a point in creek;

Thence, South 55°25'50" West, a distance of 76.62 feet to a point in creek;

Thence, South 69°41'42" West, a distance of 68.12 feet to a point in creek;

Thence, South 79°58'18" West, a distance of 31.01 feet to a point in creek;

Thence, South 87°43'50" West, a distance of 36.74 feet to an iron pin set in the easterly right of way of Nolensville Pike (70');

Thence, with said right of way North 21°53'30" West, a distance of 203.23' feet to the beginning of a curve concave to the south;

Thence, with said right of way and along the curve concave to the southwest, having a radius of 2899.79 feet and a central angle of 6°57'40", a chord which bears North 25°22'20" West 352.09 feet; an arc length of 352.30 feet to an iron pin set;

Thence, leaving said right of way and with the lines of Nolensville Utility District for the following 4 calls:

Thence, North 80°38'54" East, a distance of 55.41 feet to an iron pin found;

Thence, North 23°43'20" West, a distance of 37.95 feet to an iron pin found;

Thence, South 79°07'10" West, a distance of 29.41 feet to an iron pin found;
Thence, South 81°12'22" West, a distance of 29.71 feet to an iron pin found in the easterly right of way of Nolensville Pike, at the beginning of a curve concave to the south;
Thence, along the curve, having a radius of 2899.79 feet, a central angle of 0°34'05" a chord which bears North 29°53'52" West 28.66 feet to an iron pin set; an arc length of 28.66 feet to the Point of Beginning. Containing 224,490 square feet or 5.15 acres, more or less.

Title sources: 20160421-0039016
20160421-0039017
20160421-0039018

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