BILL GARRETT, Davidson County
Trans:T20160040557 DEEDQC
Recvd: 05/16/16 10:49 3 pgs
Fees:17.00 Taxes:0.00
20160516-0048456

QUITCLAIM DEED

This instrument was prepared by: Attorney Edward T. Kindall, 2512 Scovel Street, Nashville, Tennessee 37208

Address New Owner	Send Tax Bills To	Map Parcel No.
Pasifica Investment LLC **2811 John A. Merritt Blvd.** **Nashville, Tennessee 37209**	**Same**	**09202002200**

FOR AND IN CONSIDERATION OF One dollar ($1.00), Cash in hand paid, the receipt of which is hereby acknowledged, **Ahmed Salem** AKA Ahmad Salem, by these presents do hereby quitclaim and convey unto Pasifica Investment LLC, their successors and assigns, all of his rights and interest in and to the following described tract of land in Davidson County, Tennessee, as follows, to-wit:

(SEE ATTCHED EXHIBIT A)

BEING the same property conveyed to Ahmed Salem from Grace Onuobia by Deed dated December 5th, 2014, Instrument Number 200141208-0112002, Register's Office for Davidson County, Tennessee.

BEING the same property conveyed to Kingsley Onuobia by Special Warranty Deed dated December 30, 1998, from BP Exploration & Oil, Inc., an Ohio corporation, of record in Book 11299, Page 760, Register's Office for Davidson County, Tennessee. The said Kingsley Onuobia having since died on September 18, 2006. The said property was devised to Grace Onuobia by the Last Will and Testament of Kingsley A. Onuobia, of record in Docket No. 11P-862, Probate Court Clerk's Office for Davidson County, Tennessee.

This conveyance is subject to any and all existing restrictions and easement of record

This is improved property known as **2811 John Merritt Boulevard, Nashville, Tennessee 37209.**

State of Tennessee
County of Davidson The ***actual consideration of value whichever is greater, for this transfer is $ 0.00***

Subscribed and sworn to before me, this the 20 day of April 2016.

Notary Public
My Commission expires 05/06/2019

Affiant

Witness _____ hand this 20 day of April 2016, the

RITA R. DOUGLAS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

corporate party , if any having caused its name to be signed hereto by its duly authorized officers on said day and date.

Ahmed M Salem

Ahmed Salem

STATE OF TENNESSEE
COUNTY OF DAVISON

Personally appeared before, Rita R Douglas , A Notary Public in and for said County and State, the within named Ahmed Salem AKa AhmadSalem theBargainor (s) 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 the purposes therein contained.

WITNESS my hand and official at Nashville, Tennessee the 20 day of April 2016.

Rita Douglas 05-06-2019

Notary Public My Commission expires

RITA R. DOUGLAS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

EXHIBIT A

BEING a parcel of land in the First Civil District of Nashville, Davidson County, Tennessee, bounded on the North by the southerly margin of John A. Merritt Boulevard, bounded on the East by the margin of John A. Merritt Boulevard, bounded on the East by the westerly margin of a 20-foot wide alleyway, bounded on the South by the MDHA Property, as recorded in Deed Book 4206, Page 623, Register's Office for Davidson County, Tennessee, bounded on the West by the easterly margin of 29th Avenue North and being more particularly described as follows:

BEGINNING at a railroad spike at the intersection of the southerly margin of John A. Merritt Boulevard and the westerly margin of a 20-foot wide alleyway;

Thence, with the westerly margin of a 20-foot alleyway, South 13° 46' 30" East, 129.11 feet to an iron pin;

Thence, a common line with the MDHA Property, as recorded in Deed Book 4206, Page 623, Register's Office for Davidson County, Tennessee, South 76° 00' 00" West, 150.00 feet to an iron pin;

Thence, with the easterly margin of 29th Avenue North, North 13° 49' 58" West, 129.11 feet to a railroad spike in the southerly margin of John A. Merritt Boulevard;

Thence, with said margin, North 76° 00' 00" East, 150.13 feet to the Point of Beginning, containing 0.445 acres, more or less.

According to an ALTA/ACSM Land Title Survey prepared by Thornton & Associates, Inc., Erly J. Thornton, Jr., TN R.L.S. #1123, dated December 30, 1998, Job No. 98-375.