OWNER:
CANE RIDGE FARMS HOMEOWNERS ASSOCIATION, INC.
C/O Timmons Properties, Inc.
2200 Hillsboro Road, Suite 200
Nashville, TN 37212-4929

SEND TAX BILLS TO:
NEW OWNER

THIS INSTRUMENT PREPARED BY:

Rochelle, McCulloch & Aulds, P.L.L.C.
Attorneys at Law
109 North Castle Heights Avenue
Lebanon, TN 37087
FILENO: 16-0366

FROM INFORMATION SUPPLIED BY THE PARTIES, NO TITLE WORK PERFORMED

BILL GARRETT, Davidson County
Trans:T20160050167 DEEDQC
Recvd: 06/14/16 08:48 3 pgs
Fees:17.00 Taxes:0.00
20160614-0059957

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of ONE DOLLAR ($1.00) cash in hand paid, the receipt of which is hereby acknowledged, LAND DEVELOPMENT.COM, INC., a Tennessee corporation ("Grantor") has this day bargained and sold and by these presents do hereby quitclaim and convey unto CANE RIDGE FARMS HOMEOWNERS ASSOCIATION, INC., ("Grantee"), its heirs and assigns, forever, all my interest in and to the following tract or parcel of land, situated and lying in Davidson County, Tennessee, bound and described as follows, to-wit:

SEE EXHIBIT "A" FOR LEGAL DESCRIPTION AND SOURCE OF TITLE.

This description is the same as in the prior deed.

This is not the personal residence of the Grantor.

THIS IS UNIMPROVED PROPERTY.

THIS CONVEYANCE is made subject to all restrictions, easements, rights-of-way, roadways, zoning and other matters as may affect the premises.

WITNESS OUR SIGNATURE hereto this 10th day of May, 2016.

LAND DEVELOPMENT.COM, INC.

By: _____
ARDAVAN AFRAKHTEH, President

STATE OF TENNESSEE

COUNTY OF Williamson

Personally appeared before me, the undersigned authority, a notary public in and for the state and county aforesaid, **ARDAVAN AFRAKHTEH** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), who acknowledged that he is the **President** of **LAND DEVELOPMENT.COM, INC.,** the within-named bargainor, and as such authorized officer, being given the authority to so do, executed the within instrument on behalf of the corporation by signing its name as such authorized officer.

WITNESS my hand and official seal at office, this 10th day of May, 2016.

Melissa Ledford
NOTARY PUBLIC

MELISSA LEDFORD
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES July 3, 2017

My commission expires: 07-03-17

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The actual consideration given for this transfer is $ - 0 - .

AFFIANT

Sworn to and subscribed to before me this the 9th day of May, 2016.

NOTARY PUBLIC

STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

My commission expires: 6-5-2017

EXHIBIT "A"

Land in Davidson County, Tennessee, and being all Open Space as shown on the Final Plat, The Grove at Cane Ridge, Phase One, of record in Instrument Number 20120301-0018228, in the Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

AND

Land in Davidson County, Tennessee, all Open Space as shown on the Final Plat, The Grove at Cane Ridge, Phase Two, of record in Instrument Number 20130422-0039873, in the Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

AND

Land in Davidson County, Tennessee, being all Open Space as shown on the Final Plat, The Grove at Cane Ridge, Phase Three, of record in Instrument Number 20131016-0108127, in the Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

Being part of the property conveyed to LAND DEVELOPMENT.COM, INC., a Tennessee corporation, from Randall Clemons, Trustee, for Benefit of Wilson Bank & Trust and Citizens Bank of Lafayette, dated March 31, 2016, and of record in 20160405-0032520, in the Register's Office for Davidson County, Tennessee.