Return to: Bridgehouse Title

This Instrument Prepared by:
W. Lee Corbett, P.C.
4235 Hillsboro Pike
Suite 300
Nashville, TN 37215

NEW OWNER
365 WBR Restaurant Partners
4121 Hillsboro Road
Suite 302
Nashville, TN 37215

SEND TAX BILL
Same

BILL GARRETT, Davidson County
Trans:T20160058106 DEEDQC
Recvd: 07/08/16 08:41 2 pgs
Fees:12.00 Taxes:0.00



20160708-0069852

MAP – PARCEL NO.
Map: 91-14
Parcel: 178

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of One Dollar ($1.00) and other good and valuable consideration in hand paid, the receipt of which is hereby acknowledged, George N. Spiva, Trustee ("Grantor") hereby releases and quitclaims unto 365 WBR Restaurant Partners, a Tennessee general partnership, for whom the Grantor has held the Property as Trustee since its purchase by him, any and all interest which the Grantor may have in and to the following described real estate (the "Property"):

Land located in Councilmanic District 24, Nashville, Davidson, County, Tennessee and being part of lots no. 16 & 17 on the map of C. C. Vernon's farm subdivision as of record in plat book 161, page 164 R.O.D.C., Tn. and described according to a survey by R. L. Montoya land surveying dated June 22, 2012 as follows:

Beginning at iron rod (old) in the east margin of White Bridge Pike, said point being the north west corner of this tract, the south west corner of parcel 179, Spiva/Hill White Bridge Partners as of record in Inst. No. 20041206-0144889 R.O.D.C, Tn., thence, leaving the east margin of White Bridge Pike along the north line of this tract north 68 degrees 39 mints 27 seconds east 52.82 feet to a point in a creek, said corner being the north east corner of this tract and the north west corner of parcel 191, Laing Chan Vang & Paio-Fu as of record in deed book 7805, page 290 R.O.D.C, Tn., thence, with the east line of this tract south 20 degrees 23 minutes 13 seconds east 158.42 feet to an iron rod (new) in the north margin of Lenox Avenue, thence, along said margin south 68 degrees 30 minutes 34 seconds west 66.67 feet to PK nail, thence, with a curve to the right having delta of 108 degrees 01 minutes 08 seconds, a radius of 24.00 feet, a length of 45.25 feet, a chord of north 57 degrees 28 minutes 52 seconds west 38.84 feet to a PK nail in the east margin of White Bridge Pike, thence, with said east margin with a cure to the left having a delta of 01 degrees 19 minutes 16 seconds, a radius of 5775.58 feet, a length of 133.17 feet, a chord of north 04 degrees

07 minutes 56 seconds west 133.16 feet to the point of beginning, containing 11,776.77 square feet, 0.27 acres more or less.

Being the same property conveyed to George N. Spiva, Trustee, by deed of record in Instrument No. 20160616-0061216, Register's Office for Davidson County, Tennessee.

IN WITNESS WHEREOF, the Grantor has executed this instrument as of the 6th day of July, 2016.

George N. Spiva, Trustee

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, a Notary Public of the state and county aforesaid, personally appeared George N. Spiva, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be a Trustee for 365 WBR Restaurant Partners, a Tennessee general partnership, and who further acknowledged himself to be the within named bargainor, and that he, as such Trustee, executed the foregoing instrument for the purposes therein contained, by signing the his name as such Trustee.

WITNESS my hand, at office, this 6th day of July, 2016.

Notary Public

My Commission Expires: _____

BRYAN D. SPICER STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY My Commission Expires 09-12-2016

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer is $1.00.

Affiant

Sworn to and subscribed before me this 6th day of July, 2016.

Notary Public

My commission expires: _____

BRYAN D. SPICER STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY My Commission Expires 09-12-2016