From : The Twin Team, LLC

TO: Victor Hazelwood, Trustee

FROM: Victor Hazelwood, Trustee

TO: The Twin Team, LLC

BILL GARRETT, Davidson County
Trans:T20160062048 DEEDQC
Recvd: 07/19/16 14:02 3 pgs
Fees:22.00 Taxes:0.00
20160719-0074263

QUITCLAIM DEED

Address of New Owners:
The Twin Team, LLC
2685 N. Mt Juliet Rd
Mt. Juliet, TN 37122

Send Tax Bills To:
Owner

Map & Parcel:
064-90-023

THIS INSTRUMENT WAS PREPARED BY

Advantage Title and Escrow, Inc.
3325 Aspen Grove Drive, Suite 104
Franklin, Tennessee 37067

Prepared from information furnished by the parties

BETH HAZELWOOD NOTARY PUBLIC STATE OF TENNESSEE SUMNER COUNTY My Commission Expires 03-20-2018

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, , whichever is greater for this transaction is $0.00.

Subscribed and sworn to before me, this the _____ day of July, 2016.

Notary Public
Commission Expires:_____

FOR AND CONSIDERATION of one dollar cash in hand and other goods and valuable consideration, and for the express purposes of making a re-conveyance **to separate the hereinbelow described one parcel lot into three parcels of land and to assign it three Map and Parcel numbers. Owner intends for Lot 9 to become one parcel, Lot 11 to become one parcel, and the westerly 60 feet of lots 1,3,5, and 7 to become one parcel.**

We, **The Twin Team, LLC** hereby quitclaim unto Victor Hazelwood, Trustee his successors and assigns, the following described tract or parcel of land, to-wit:

Being property known as 4104 Hermitage Street, Old Hickory, TN 37138 and Map and Parcel 064-09-00-23.00

Exhibit "A" attached

Being the same property conveyed to The Twin Team, LLC, by deed of record in 20160706-0069237, said Register's Office.

And now, I, the said **Victor Hazelwood,Trustee**, for the express purposes of carrying out the intent of this conveyance, as above set out, do hereby quitclaim all right, title, and interest unto **The Twin Team, LLC** their heirs, the same property herein above described and set forth, to which reference is here made.

IN WITNESS WHEREOF we have hereunto set our hands on this the 14th day of July, 2016.

Victor Hazelwood, Trustee

The Twin Team, LLC

Jeremy Bockman, member

STATE OF TN
COUNTY OF Sumner

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within name Jeremy Bockman, The bargainor(s), with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who acknowledged himself as the member of The Twin Team, LLC and as such member has the authority to sign on behalf of The Twin Team, LLC and hereby has executed the within instrument or the purpose therein contained by signing the name of The Twin Team, LLC by Jeremy Bockman as its' member.

Witness my hand and official seal at Nashville, Tennessee, this the 14th day of July, 2016.

Notary Public
Commission Expires:_____

BETH HAZELWOOD
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY
My Commission Expires 03-20-2018

STATE OF TENNESSEE
COUNTY OF Sumner

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within name Victor Hazelwood, Trustee the bargainor(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 or the purpose therein contained.

Witness my hand and official seal at Nashville, Tennessee, this the 14th day of July, 2016.

Notary Public
Commission Expires:_____
Notary Public

Commission Expires:_____

BETH HAZELWOOD
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY
My Commission Expires 03-20-2018

Exhibit "A"

LEGAL DESCRIPTION FOR CURRENT DEED:

BEING A PARCEL OF LAND IN THE 11TH COUNCIL DISTRICT OF NASHVILLE, DAVIDSON COUNTY, TENNESSEE. BOUNDED ON THE NORTH BY THE SOUTHERLY MARGIN OF CENTER STREET. BOUNDED ON THE EAST BY THE OZIE WINTERS PROPERTY AS OF RECORD IN DEED BOOK 8997, PAGE 619-R.O.D.C., TN AND THE WESTERLY MARGIN OF A 10' ALLEYWAY. BOUNDED ON THE SOUTH BY THE ROBERT NORTHCUTT, ET UX PROPERTY AS OF RECORD IN DEED BOOK 815, PAGE 179-R.O.D.C., TN. BOUNDED ON THE WEST BY THE EASTERLY MARGIN OF HERMITAGE STREET AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT AN IRON PIN SET IN THE SOUTHERLY MARGIN OF CENTER STREET, SAID POINT ALSO BEING IN THE EASTERLY MARGIN OF HERMITAGE STREET AND BEING THE NORTHWEST CORNER OF THE TRACT HEREIN DESCRIBED;

THENCE, WITH THE SOUTHERLY MARGIN OF CENTER STREET, SOUTH 81 DEGREES 15 MINUTES 53 SECONDS EAST, 60.00 FEET TO AN IRON PIN SET;

THENCE, A COMMON LINE WITH THE OZIE WINTERS PROPERTY AS OF RECORD IN DEED BOOK 8997, PAGE 619-R.O.D.C., TN. SOUTH 9 DEGREES 03 MINUTES 57 SECONDS WEST, 100.00 FEET TO AN IRON PIN SET;

THENCE, SOUTH 81 DEGREES 15 MINUTES 53 SECONDS EAST, 90.00 FEET TO AN IRON PIN SET IN THE WESTERLY MARGIN OF A 10' ALLEYWAY;

THENCE, WITH THE WESTERLY MARGIN OF SAID ALLEYWAY, SOUTH 9 DEGREES 03 MINUTES 57 SECONDS WEST, 50.00 FEET TO AN IRON PIN SET;

THENCE, A COMMON LINE WITH THE ROBERT NORTHCUTT, ET UX PROPERTY AS OF RECORD IN DEED BOOK 815, PAGE 179-R.O.D.C., TN. NORTH 81 DEGREES 15 MINUTES 53 SECONDS WEST, 150.00 FEET TO AN IRON PIN SET IN THE EASTERLY MARGIN OF HERMITAGE STREET;

THENCE, WITH THE EASTERLY MARGIN OF HERMITAGE STREET, NORTH 9 DEGREES 03 MINUTES 57 SECONDS EAST, 150.00 FEET TO THE POINT OF BEGINNING.

CONTAINING, 13,500 sq. ft. or 0.31 Acres, more or less. Prepared by: Brian McCain, P.L.S. TN#2256 Southern Precision Land Surveying, Inc. P.O. Box 220 Pegram, TN 37143-0220 / File No. 16-0823

NEW LEGAL DESCRIPTION FOR PARTITION OF THREE LOTS:

Lot 1:

Being the westerly 60 feet of Lots 1,3,5, and 7 of the Plan of Hadley's Bend City, Block "K", of record in Book 421, Page 120, Register's Office for Davidson County, Tennessee.

Said part of Lots Nos. 1,3,5 and 7 together front 60 feet on the southerly margin of Center Street and run back between parallel lines 100 feet to a dead line in the rear on which it measures 60 feet.

Lot 2:

Being Lot 9 of the Plan of Hadley's Bend City, Block "K", of record in Book 421, Page 120, Register's Office for Davidson County, Tennessee.

Lot 3:

Being Lot 11 of the Plan of Hadley's Bend City, Block "K", of record in Book 421, Page 120, Register's Office for Davidson County, Tennessee