QUITCLAIM DEED

BILL GARRETT, Davidson County
Trans:T20160085880 DEEDQC
Recvd: 09/29/16 15:55 3 pgs
Fees:18.00 Taxes:40.70
20160929-0102978

State of Tennessee }
County of Maury }

The actual consideration for this transfer is $ 11,000.00

Affiant

Subscribed and sworn to before me this 28th day of September 2016.

Notary Public

My Commission Expires: 1-24-2017

(AFFIX SEAL)

Name and Address of New Owner(s)	Send Tax Bills To:	Map and Parcel Number(s):
Wohali Group, LLC 500 Harold Prewett Nashville, TN 37218	New Owner	187 00 0 020.00

This instrument prepared by:
JAMES E. BROWN, 1400 PELLICAN POINT, MADISON, TN 37115

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of One ($1.00) Dollar, cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt of which is hereby acknowledged, the undersigned **JAMES E. BROWN**, hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and quitclaim to **WOHALI GROUP, LLC, A TENNESSEE LIMITED LIABILITY COMPANY**, hereinafter called the Grantee, and Grantee's successors and assigns, all of Grantor's interest in and to that certain tract or parcel of land located in Davidson County, State of Tennessee, described as follows, to-wit:

(SEE EXHIBIT "A" ATTACHED HERETO AND INCORPORATED HEREIN BY REFERENCE AS THOUGH FULLY TRANSCRIBED AND SET FORTH HEREIN)

This is unimproved property known as 60 Battle Ridge Lane, Nolensville, TN 37135

This property is not a marital residence of the Grantors and as such is not subject to any homestead, dower or other marital interest as contemplated by T.C.A. § 26-2-307 or other similar statue.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Said property is conveyed subject to such limitation, restrictions and encumbrances as may affect the premises.

IN WITNESS WHEREOF, this instrument has been executed this the 28th day of September, 2016.

James E. Brown

STATE OF TENNESSEE)
COUNTY OF MAURY)

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared **James E. Brown**, the within named bargainor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he executed the foregoing instrument for the purposes therein contained.

IN WITNESS WHEREOF, I set my hand and seal this the 28th day of September, 2016.

Notary Public

JENNIFER L. MITCHELL
STATE OF TENNESSEE
NOTARY PUBLIC
MAURY COUNTY, TENN.

My Commission Expires: 1-24-2017

EXHIBIT "A"

(Property Description, 60 Battle Ridge Lane, Nolensville, TN 37135)

Parcel A:
Beginning at a nail in the center line of Battle Road in line with the center line of a 50 foot right of way used to ingress and egress to other tracts of this survey, said nail being the SW corner of tract #1 of this survey, the SE corner of tract #2 of this survey and further identified as N 88 degrees 13' 30" W 293.63 feet from the SW corner of Andy Burkitt; thence leaving center road and with centerline of 50 foot right of way as follows N 3 degrees 00' E, 405.76 feet to a pin; thence N 14 degrees 38' 50' E, 326.0 feet to a pin; thence N 55 degrees 44' 53" E 225.0 feet to a pin; thence leaving center of right of way and with north line of tract #1 of this survey S 83 degrees 08' E 50 feet to a pin in west fence of Andy Burkitt; thence with west fence of Burkitt, being east fence of right of way as follows N 3 degrees 08' E 631.6 feet to a pin by a post; thence N 3 degrees 25' E 178.0 feet to a pin; thence N 3 degrees 04' E 887.4 feet to a pin in fence line; thence N 3 degrees 15' E 537.88 feet to a pin in fence line; this being the SE corner of this tract and the beginning of this survey; thence crossing right of way and with north line of tract #4 of this survey N 86 degrees 14' 25" W 486.02 feet to a pin in east fence of Lucien Battle; thence with east fence of Battle N 04 degrees 17' 40" E 452..39 feet to a pin by a corner post in south fence of Rachel Yates Bonds; thence with south fence of Bonds S 87 degrees 01' 45" E 71.65 feet to a pin by a corner post; thence with east fence of Bonds N 03 degrees 38' 13" E 109.88 feet to a pin, being the NW corner of this tract: thence with south line of tract #5-A of this survey N 84 degrees 50' W 406.38 feet to a pin in west fence of Andy Burkitt; this being the NE corner of this tract; thence with west fence of Andy Burkitt S 3 degrees 24' W 300.77 feet to a pin; thence continuing S 03 degrees 15' W 252.42 feet to the beginning, containing 6 acres more or less.

Parcel B:
Land in the 5th Civil District of Davidson County, State of Tennessee, bounded on the North by Tract 5-B of this survey; the East by property of Andy Burkitt, Tax Map 187, parcel 21; the South by Tract 4-A of this survey: the West by Lucien Battle, Deed Book 2279, page 319. As described according to an unrecorded survey by Robert Francis, a licensed Surveyor (License No. 669), dated 24 January, 1986.

Beginning at a pin in the fence line with Andy Burkitt; this being the NE corner of this tract and the beginning of this survey; Thence crossing right of way and with south line of tract #5-B, of this survey, to which this tract is to be added, N 86 degrees 14' 25" W 486.02 feet to a pin in the east fence of Lucien Battle; thence with east fence of Battle S 04 degrees 29' 33" E 89.5 feet to a point in the fence; thence, with north line of tract #4-A of this survey S 86 degrees 14' 25" E 487.96 feet to a point, this being the SE corner of this tract; thence with west fence of Andy Burkitt, N 3 degrees 15' E 89.5 feet to the beginning, containing 1.00 acres more or less.

Included in this tract is a 50 foot right of way for private roadway easement as recorded in Deed Book 6653, page 29, R.O.D.C. for ingress and egress and for the laying and maintenance of water lines as needed by tract owners and in addition, a 15 foot easement for power and phone service and maintenance shall be maintained west of and adjoining the same road way.

Being the same property conveyed to Kathy Wood and husband, Gary Wood by warranty deed from David R. Guess, unmarried of record as Instrument No. 20050405-0037242 Register's Office for Davidson County, Tennessee.

Being the same property conveyed to James E. Brown, by Final Decree Confirming Sale from the Metropolitan Government of Nashville and Davidson County, Tennessee, recorded on the 29th day of August, 2011, of record in Instrument No. 20110829-0066801, in the Register's Office of Davidson County, Tennessee.

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