Franklin Synergy

PREPARED BY AND RETURN TO:
Bridgehouse Title
342 Cool Springs Blvd., Suite 202
Franklin, TN 37067

BILL GARRETT, Davidson County
Trans: T20160102553 DEEDQC
Recvd: 11/21/16 09:01 2 pgs
Fees: 12.00 Taxes: 0.00
20161121-0122292

OATH: I, the undersigned affiant, do hereby swear or affirm that the actual consideration for transfer or the value of the property being transferred, whichever is greater, is $0.00

Brad Holden
AFFIANT

SWORN TO AND SUBSCRIBED BEFORE ME THE UNDERSIGNED THIS 28 DAY OF October, 2016.

K Camargo
NOTARY PUBLIC
COMMISSION EXPIRES: 4/21/20

KATIE CAMARGO
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY

ADDRESS OF NEW OWNER:
H3 Property Development Group, LLC
324 Century Court
Franklin, TN 37064-3918

SEND TAX BILLS TO:
New Owner

MAP/PARCEL:
131-15-0-051.00

QUITCLAIM DEED

For and in consideration of One Dollar ($1.00), cash in hand paid, the receipt of which is hereby acknowledged, **Brad Holden** (hereinafter referred to as "GRANTOR") does quitclaim and convey all of his right, title and interest to the hereinafter described property to **H3 Property Development Group, LLC, a Tennessee limited liability company,** (hereinafter referred to as "GRANTEE"), its successors and assigns, in and to the following described tract of land:

> Land in Davidson County, Tennessee, being Lot No. 25 on the Plan of Harpeth Acres, Section Seven, of record in Plat Book 2331, page 154, in the Register's Office for Davidson County, Tennessee, to which Plan reference is made for a more complete description of the property.
>
> Being the same property conveyed to Brad Holden by Warranty Deed dated September 14, 2016 from Cynthia W. Thompson, of record in Instrument No. 20160920-0099106, Register's Office for Davidson County, Tennessee.
>
> Tax Parcel # 131-15-0-051.00.
>
> Property Address: 4705 Benton Smith Road, Nashville, Tennessee 37215.

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

IN WITNESS WHEREOF, this document was executed this 28 day of October, 2016.

Brad Holden

STATE OF TENNESSEE
COUNTY OF Rutherford

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Brad Holden**, the within named bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who upon this oath acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Franklin, Tennessee, this 28 day of October, 2016.

KATIE CAMARGO
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY

Notary Public

My Commission Expires: 8/21/20