BILL GARRETT, Davidson County
Trans:T20160106344 DEEDQC
Recvd: 12/02/16 14:52 4 pgs
Fees:22.00 Taxes:0.00
20161202-0126890

This Instrument Prepared by:

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer is $.00.

Affiant

Subscribed and sworn to before me on this the 2nd day of December, 2016.

Notary Public

LAYNE M MARLER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 03-10-2019

My Commission expires: 03/10/2019

QUITCLAIM DEED

NAME AND ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:
Bakersouth, LLC 405 Cumberland Hills Drive Madison, Tennessee 37115-2253	Same as Owner **Map/Parcel: 11710013400**

RECITALS:

FOR AND IN CONSIDERATION of the sum of Ten and 00/100ths Dollars ($10.00) cash in hand paid, **THOMAS V. WHITE, as Trustee for unnamed Trust U/A/D March 31, 1966**, "Grantor", does hereby quitclaim and convey unto **BAKERSOUTH, LLC, a Tennessee limited liability company**, "Grantee", all of it's right, title and interest in and to that certain tract or parcel of land located in Davidson County, Tennessee, more particularly described on Exhibit "A" attached hereto and incorporated herein.

This conveyance is subject to such limitations, restrictions and encumbrances of record as may affect the premises.

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.

[SIGNATURE PAGE TO FOLLOW]

IN WITNESS WHEREOF, the GRANTOR has hereunder set their hand this 1st day of December, 2016.

GRANTOR:

Thomas V. White, Substitute Trustee

THOMAS V. WHITE, as Substitute Trustee for unnamed Trust U/A/D March 31, 1966

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, Erin Kershaw Guy, a Notary Public of said County and State, personally appeared THOMAS V. WHITE, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the Trustee for unnamed Trust U/A/D March 31, 1966, the within named bargainor, a Trust, and that as such Trustee executed the foregoing instrument for the purposes therein contained, by signing the name of the Trust by himself as its Trustee.

Witness my hand and seal this 1st day of December, 2016.

Erin Kershaw Guy

Notary Public

My Commission Expires:

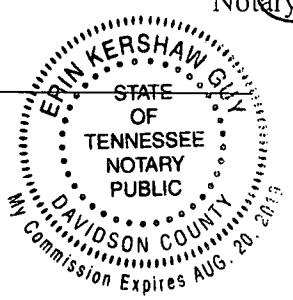


EXHIBIT "A"

LEGAL DESCRIPTION OF PROPERTY

TRACT NO. I (FEE PARCEL)

A tract of land in the 25th Councilman's District of Metropolitan Nashville, Davidson County, Tennessee being part of Lot #9 and Lot #10 shown on the Final Plat of Hillsboro Views Development Company's Subdivision, Block B, Recorded in Plat Book 974, Page 64, Register's Office for Davidson County, (R.O.D.C.) and formerly a part of right-of-way dedication shown on the Final Plat of Green Hills Village Drive, Right-of-way Dedication, Recorded in Plat Book 4350, page 31, R.O.D.C. as amended by Instrument to Amend Final Subdivision Plat, of record as Instrument No. 201305100047599, R.O.D.C. and being more particularly described as follows:

Beginning at an iron rod (new) on the southerly side of the southwesterly return curve for Green Hills Village Drive (a 50-foot wide right-of-way) and Crestmoor Road (a 60-food wide right-of- way) and proceeding as follows:

From the Point of Beginning and with the westerly right-of-way margin of Green Hills Village Drive, South 07°54'37" West, a distance of 154.34 feet to an iron rod (new);

Thence, along or near the northerly property line of Green Hills Mall TRG, LLC, Recorded by Instrument #20111229-0101687, R.O.D.C., Tennessee, and Green Hills Commons, LLC, in part. Recorded in Deed Book 10216, Page 69, R.O.D.C., Tennessee, North 83°06'45" West, a distance of 99.70 feet to an iron rod (new);

Thence, leaving said Green Hills Commons and severing Lot #10 of said Hillsboro Views, making a new line, North 07°45'57" East, a distance of 180.44 feet to an iron rod (new) on the southerly right-of-way margin of Crestmoor Road;

Thence, with said right-of-way margin, South 82°34'37" East, a distance of 75.11 feet to the westerly end of the southwesterly return curve for Crestmoor Road and Green Hills Village Drive;

Thence, southeastwardly, a distance of 39.30 feet with a curve concave to the southwest having a radius of 25.00 feet and a central angle of 90°04'08" and being subtended by a chord which bears South 37°07'27" East 35.38 feet to the Point of Beginning and containing 17,844 square feet or 0.41 acres more or less, described according to the ALTA/ACSM Land title Survey, dated January 9, 2013, last revised February 15, 2013, prepared by Crawford & Cummings, P.C, Job No. 13-001(R).

TRACT NO. 2 (PARKING EASEMENT PARCEL)

An easement for free parking purposes over a tract of land in the 25th Councilmanic District of Metropolitan Nashville, Davidson County, Tennessee being part of Lot #10, all of Lot #11 and part of Lot #12 shown on the Final Plat of Hillsboro Views Development Company's Subdivision, Block B, Recorded in Plat Book 974, Page 64, Register's Office for Davidson County, (R.O.D.C.) and being more particularly described as follows:

Beginning at an iron rod (new) on the southerly right-of-way margin of Crestmoor Road (a 60-foot wide

right-of-way) and proceeding as follows:

From the Point of Beginning and leaving said right-of-way margin, making a new line through Lot 10 and bifurcating an existing building. South 07°45'57" West, a distance of 180.44 feet to an iron rod (new);

Thence, along or near the northerly property line of Green Hills Commons, LLC property, Recorded in Deed Book 10216, Page 69, R.O.D.C., Tennessee, North 83°07'37" West, a distance of 199.34 feet to an iron rod (old);

Thence, leaving said Green Hills Commons and North 07°37'17" East, a distance of 182.35 feet to the southerly right-of-way margin of Crestmoor Road;

Thence, with said right-of-way margin. South 82°34'37" East, a distance of 199.78 feet to the Point of Beginning and containing 36,196 Square Feet or 0.83 Acres more or less, described according to the ALTA/ACSM Land title Survey, dated January 9, 2013, last revised February 15, 2013, prepared by Crawford & Cummings, P.C, Job No. 13-001(R).

Tract No. 1 and Tract No. 2 being part of the same property conveyed to the Metropolitan Government of Nashville and Davidson County, Tennessee, by deed from Harlan Dodson, Trustee, with full power to convey without the joinder of any other party, of record in Deed Book 4027, Page 113, Register's Office for Davidson County, Tennessee. All right, title and interest of the Metropolitan Government of Nashville and Davidson County, Tennessee, in and to said property having reverted to and revested in Thomas V. White, as Trustee, pursuant to the reverter provisions contained in said deed. Reference is further made to Metropolitan Ordinance No. BL2013-382 recorded in Minute Book No. M67, Page 283, in the Metropolitan Clerk's Office.

Tract No. 1 and Tract No. 2 also being part of the same property conveyed to Thomas V. White, as Trustee, with full power to convey without the joinder of any beneficiary, by quitclaim deed from Kemper Harlan Dodson, III and spouse, Margaret Louise Behm, Virginia Marie Dodson Maxwell and spouse, Porter Maxwell, John Christopher Dodson, unmarried and the Chris Dodson Family Trust, of record as Instrument No. 20100727-0058960, said Register's Office.

Tract No. 1 and Tract No. 2 also being the same property conveyed to Thomas V. White, as Trustee, with full power to convey without the joinder of any beneficiary, by quitclaim deed from the Metropolitan Government of Nashville and Davidson County, Tennessee, of record as Instrument 201305290054009, said Register's Office.