QUITCLAIM DEED

BILL GARRETT, Davidson County
Trans:T20170013475 DEEDQC
Recvd: 02/14/17 11:45 3 pgs
Fees:17.00 Taxes:0.00
20170214-0015306

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $0

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 6 DAY OF February, 2017.

Notary Public

MY COMMISSION EXPIRES: June 22, 2020
(AFFIX SEAL)

KIMBERLY J. WARRINGTON NOTARY PUBLIC STATE TENNESSEE WILLIAMSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
J. Quinton Horner – Attorney at Law
2206 21st Ave. S., #200
Nashville, TN 37212

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
Donelson Pike Restaurant Partners **Attn: George N. Spiva**	**New Owner**	**Map 105-16, Parcels 176 177, 178, 179, 180, 181, 182, 183, 184, 193, 194, and 195**
(NAME)	(NAME)	
4121 Hillsboro Rd., Suite 302		
(ADDRESS)	(ADDRESS)	
Nashville, TN 37215		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF NO DOLLARS AND NO CENTS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE AND FOR OTHER GOOD AND VALUABLE CONSIDERATION, THE RECEIPT ALL OF WHICH IS HEREBY ACKNOWLEDGED, THE UNDERSIGNED, **DONELSON PIKE RESTAURANT PARTNERS**, A TENNESSEE GENERAL PARTNERSHIP, HEREINAFTER CALLED THE GRANTOR, HAS BARGAINED AND SOLD, AND DO HEREBY QUITCLAIM AND CONVEY UNTO **DONELSON PIKE RESTAURANT PARTNERS**, A TENNESSEE GENERAL PARTNERSHIP, HEREINAFTER CALLED THE GRANTEE, ITS SUCCESSORS AND ASSIGNS, ALL RIGHT TITLE AND INTEREST IN AND TO THE FOLLOWING DESCRIBED TRACT/PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE AS FOLLOWS, TO WIT:

*****THE PURPOSE OF THIS INSTRUMENT IS TO CONSOLIDATE THE MAP & PARCEL NUMBERS INTO ONE MAP AND PARCEL NUMBER.*****

Tract I: Map/Parcel 10516019300 (Lot 1) Nolensville Pike, Nashville, TN
10516019400 (Lot 2) 2165 Nolensville Pike, Nashville, TN
10516019500 (Lot 3) 2167 Nolensville Pike, Nashville, TN

Land in Davidson County, Tennessee, being Lots Nos. 1, 2, and 3 on the Plan of Corrine Place of record in Book 332, page 1, Register's Office for said County.

Beginning at a point in the westerly margin of Nolensville Pike, said point also being in the northerly margin of Napoleon Avenue (formerly Napoleon Street); thence with said Napoleon Avenue in a southwestwardly direction, 194 feet to a point; thence continuing with said Napoleon Avenue in a westwardly direction, 112 feet to a point in the easterly margin of Canady Avenue (formerly Charlston Avenue not paved) thence along said Canady Avenue, northwardly 445 feet to a point; thence eastwardly 138 feet to a point in the westerly margin of Nolensville Pike; thence along said Nolensville Pike in a southerly direction, 420.1 feet to the point of beginning.

Being part of the same property conveyed to Donelson Pike Restaurant Partners, a Tennessee general partnership, by Warranty Deed dated June 19, 2015, from Charles Ronald Shacklett, Trustee of the Shacklett Family Trust, of record in Instrument No. 20150624-0060700, dated June 24, 2015, Register's Office for Davidson County, Tennessee.

Tract II: Map/Parcels 10516017600 (Lot 5) Nolensville Pike, Nashville, TN
10516017700 (Lot 6) Nolensville Pike, Nashville, TN
10516017800 (Lot 7) Nolensville Pike, Nashville, TN
10516017900 (Lot 8) Nolensville Pike, Nashville, TN
10516018000 (Lot 9) Nolensville Pike, Nashville, TN

Land in Davidson County, Tennessee, being Lots Nos. 5, 6, 7, 8 and 9 on the Plan of Corrine Place of record in Book 332, page 1, Register's Office for said County. Said Lot Nos. 5, 6, 7, 8 and 9 adjoin and front together 230.2 feet on the westerly side of Charlston Avenue and run back westwardly between parallel lines 150 feet to a 15-foot alley.

Being part of the same property conveyed to Donelson Pike Restaurant Partners, a Tennessee general partnership, by Warranty Deed dated June 19, 2015, from Charles Ronald Shacklett, Trustee of the Shacklett Family Trust, of record in Instrument No. 20150624-0060700, dated June 24, 2015, Register's Office for Davidson County, Tennessee.

Tract III: Map/Parcel 10516018100 (Lot 10) Nolensville Pike, Nashville, TN
10516018200 (Lot 11) Nolensville Pike, Nashville, TN
10516018300 (Lot 12) Nolensville Pike, Nashville, TN
10516018400 (Lot 13) Nolensville Pike, Nashville, TN

Land in Davidson County, Tennessee, being Lots Nos. 10, 11, 12, and 13 on the Plan of Corrine Place of record in Book 332, page 1, Register's Office for said County.

Said lots front together 200 feet on the westerly margin of Canady Avenue (formerly Charlston Avenue not paved) and run back between parallel lines, 165 feet to an alley in the rear.

Being part of the same property conveyed to Donelson Pike Restaurant Partners, a Tennessee general partnership, by Warranty Deed dated June 19, 2015, from Charles Ronald Shacklett, Trustee of the Shacklett Family Trust, of record in Instrument No. 20150624-0060700, dated June 24, 2015, Register's Office for Davidson County, Tennessee.

THIS INSTRUMENT WAS PREPARED WITH INFORMATION SUPPLIED BY THE GRANTEES &/OR GRANTORS. NO TITLE EXAMINATION WAS PERFORMED TO VALIDATE THE ACCURACY OF TITLE. THEREFORE THE PREPARER DOES NOT ACCEPT LIABILITY FOR THIS INSTRUMENT.

Witness my hand this the 6 day of February, 2017.

Donelson Pike Restaurant Partners,
a Tennessee General Partnership,

By: _____
Name: **George N. Spiva**
Its: Managing Partner

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, GEORGE N. SPIVA, the within named bargainor, 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 Managing Partner of Donelson Pike Restaurant Partners, a Tennessee general partnership, and that he as such Managing Partner being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the partnership by himself as Managing Partner.

Witness my hand and official seal, this the 6 day of February, 2017.

Kimberly J Warrington
Notary Public

My Commission Expires: June 22, 2020

