X-0226
Box 14

BILL GARRETT, Davidson County
Trans:T20170015531 DEEDQC
Recvd: 02/22/17 09:43 3 pgs
Fees:17.00 Taxes:0.00
20170222-0017666

THIS INSTRUMENT PREPARED BY:
JOHN T. COOK, ESQ.
2927 Berry Hill Drive
Nashville, Tennessee 37204

ADDRESS NEW OWNER AS FOLLOWS:
Ole South/Craighead Joint Venture
421 East Iris Drive, Suite 300
Nashville, TN 37204

SEND TAX BILLS TO:
New Owner

MAP-PARCEL NOS.
Part of Map/Parcel
16400005800

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 **ATTORNEYS TITLE COMPANY, INC., TRUSTEE, with full power to transfer, sell, convey, mortgage or otherwise encumber without the joinder of any beneficiary**, hereinafter called the Grantor, by these presents does transfer and quitclaim unto **OLE SOUTH/CRAIGHEAD JOINT VENTURE**, a Tennessee joint venture, hereinafter called the Grantee, its successors and assigns, all of Grantor's interest in a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows: to-wit:

Land situated in the 33rd Council District of Davidson County, Tennessee, being a portion of the land conveyed by Warranty Deed to Ole South/Craighead Joint Venture, a Tennessee joint venture, from Giacchino Spiezio and Elizabeth Spiezio, of record in Instrument Number 20150910-0092100, in the Register's Office for Davidson County (R.O.D.C.) and as shown on the Plat of Hamilton Run Townhomes, not of record, produced by Snyder Engineering, PLLC and being more particularly described as follows:

Commencing at an iron rod set by Tennessee Registered Land Surveyor No. 910, found along the southerly margin of Hamilton Church Road, said rod being near the north westerly corner of land conveyed to Kenneth W. Chapman by Quitclaim Deed, of record in Instrument Number 20011003-0107308 (R.O.D.C.),

Thence, in a direct line, deviating from said margin, North 62 degrees, 20 minutes, 46 seconds West, a distance of 97.76 feet to a point on said margin, said point being the TRUE POINT OF BEGINNING and the northeasterly corner of the herein described land;

Thence, leaving said margin and along a severance line through the property of Ole South/Craighead Joint Venture, South 40 degrees, 04 minutes, 28 seconds West, a distance of 536.50 feet to a point, said point being along the northerly line of land conveyed by Warranty Deed to Al Sisi Construction, of record in Instrument 20160413-0035340 (R.O.D.C.);

Thence, along the line of Al Sisi Construction, North 81 degrees, 53 minutes, 35 seconds West, a distance of 374.46 feet to a leaning concrete monument found along the easterly margin of Hobson Pike;

Thence, with said margin, North 09 degrees, 28 minutes, 01 seconds East, a distance of 112.37 feet to a point near a concrete monument;

Thence, with a curve turning to the right with an arc length of 512.39 feet, having a radius of 1,392.40 feet, a chord bearing of North 20 degrees, 00 minutes, 32 seconds East, and a chord length of 509.50 feet to a point;

Thence, North 72 degrees, 41 minutes, 51 seconds East, a distance of 50.00 feet to a point along the southerly margin of Hamilton Church Road;

Thence, South 62 degrees, 15 minutes, 39 seconds East, a distance of 132.90 feet to a concrete monument;

Thence, North 28 degrees, 45 minutes, 24 seconds East, a distance of 10.00 feet to a point near a disturbed concrete monument;

Thence, South 61 degrees, 15 minutes, 39 seconds East, a distance of 402.73 feet to the TRUE POINT OF BEGINNING, having an area of 286,307.32 square feet or 6.57 acres of land. This description was prepared by Christopher Lyle Goetz, Tennessee Registered Land Surveyor Number 2660, on February 17, 2017 and is a portion of the land surveyed by Dale and Associates in June of 2015.

Being the same property conveyed to Attorneys Title Company, Inc., Trustee, by deed from Ole South Craighead Joint Venture of record as Instrument No. 20170217-0016804, Register's Office for Davidson County, Tennessee.

This conveyance is subject to such restrictions, encumbrances and easements as may appear of record.

IN WITNESS WHEREOF, this instrument has been executed this 22nd day of February, 2017.

ATTORNEYS TITLE COMPANY, INC., TRUSTEE, with full power to transfer, sell, convey, mortgage or otherwise encumber without the joinder of any beneficiary

By: _____, Pres.

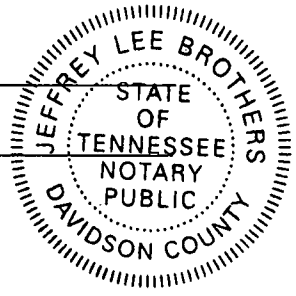
John T. Cook, President

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public, within and for the State and County aforesaid, personally appeared John T. Cook, 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 President of ATTORNEYS TITLE COMPANY, INC., a Tennessee corporation ("ATC"), and who further acknowledged that ATC was acting as Trustee, with full power to transfer, sell, convey, mortgage or otherwise encumber without the joinder of any beneficiary, as appointed in a deed recorded as Instrument No. 20170217-0016804, Register's Office for Davidson County, Tennessee, and that he as such President of ATC, being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing in the said Trustee capacity the name of ATC by himself as such President.

WITNESS my hand and official seal at Nashville, Tennessee, this 22nd day of February, 2017.

Notary Public
My commission expires: 9/7/20



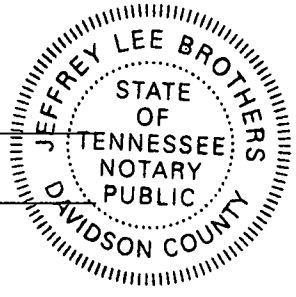
STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer is $-0-.

Affiant

Subscribed and sworn to before me this 22nd day of February, 2016.

Notary Public
My commission expires: 9/7/20



QCD3.600