THIS INSTRUMENT PREPARED BY:
W. Warner McNeilly, III
Watkins & McNeilly, PLLC
214 Second Ave. North, Suite 300
Nashville, TN 37201-1638
(615) 255-2191

BILL GARRETT, Davidson County
Trans:T20170054691 DEEDQC
Recvd: 06/26/17 16:13 4 pgs
Fees:22.00 Taxes:0.00
20170626-0064283

**QUITCLAIM DEED**

| ADDRESS NEW OWNER AS FOLLOWS: | SEND TAX BILLS TO: | PARCEL ID NUMBERS: |
|---|---|---|
| J. HASKELL TIDMAN, JR., Trustee<br>1155 Crater Hill Dr.<br>Nashville, TN 37215 | SAME | 09215013100<br>09215013300<br>09215020500<br>09215020600 |

STATE OF TENNESSEE )
COUNTY OF DAVIDSON )

The actual consideration for this transfer is One Dollar ($1.00).

J. Haskell Tidman, Jr.
J. HASKELL TIDMAN, JR.

SUBSCRIBED AND SWORN to before me, Brittany Nelson, by J. HASKELL TIDMAN, JR. this 27th day of June, 2017.

BRITTANY NELSON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires JAN. 9, 2018

Brittany Nelson
Notary Public
My Commission Expires: Jan 9, 2018

FOR AND IN CONSIDERATION of One Dollar ($1.00), I, J. HASKELL TIDMAN, JR. ("GRANTOR"), do hereby quitclaim and by these presents do transfer and convey unto J. HASKELL TIDMAN, JR., TRUSTEE OF THE TIDMAN TENNESSEE COMMUNITY PROPERTY REVOCABLE TRUST dated June 24, 2017, its successors and assigns ("GRANTEE"), all of GRANTOR's right, title and interest in and to those certain tracts or parcels of land located in Davidson County, Tennessee and described on Exhibit A attached hereto and incorporated herein by reference.

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

**WITNESS** my hand this 24th day of June, 2017.

J. HASKELL TIDMAN, JR.

STATE OF TENNESSEE )
COUNTY OF DAVIDSON )

Personally appeared before me, W. Warner McNeilly, III, of said county, J. HASKELL TIDMAN, JR., the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand, this 24th day of June, 2017.

NOTARY PUBLIC

My Commission Expires:

9/11/17

W. WARNER McNEILLY, III
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires SEPT. 11, 2017

**EXHIBIT A**

PARCEL ID NUMBER: 09215013100

Being a part of the Elliston Property as of record in Book 21, page 141, Register's Office for said County, described as follows:

BEGINNING at a point on the southerly margin of Elliston Place, or Church Street 177.45 feet, more or less, easterly from the southeast corner of said Elliston Place and 25th Avenue North; thence with the southerly margin of Elliston Place eastwardly 51.45 feet, more or less, to a point; thence westwardly 50 feet to a point; thence northerly 52 feet to the point of beginning.

Being the same property conveyed to J. Haskell Tidman, Jr. by Deed of record in Book 8255, page 137, R.O.D.C.

This improved property is known as 2413 Elliston Place, Nashville, Tennessee.

PARCEL ID NUMBER: 09215013300

Land in Davidson County, Tennessee, being part of the unnumbered portion of the Elliston Property, of record in Book 21, page 141, Register's Office for Davidson County, Tennessee;

Beginning on the northerly margin of West End Avenue 280 feet, more or less, West of the westerly margin of 24th Avenue North;

Thence westerly with the northerly margin of West End Avenue, 50 feet to a point at the southeast corner of the H. B. Burks property;

Thence northerly and parallel with 24th Avenue, North and with the easterly line of the H. B. Burks and Jo Frank, et al, property, 171.5 feet to the South margin of Elliston Place or Church Street;

Thence easterly with the South margin of said Street, 50 feet 5 inches, more or less, to a point;

Thence southerly to the point of beginning.

Being the same property conveyed to J. Haskell Tidman, Jr. by Deeds of record in Book 7483, page 843, Book 7483, page 346 and Book 7483, page 349, R.O.D.C. and by the Last Will and Testament

of J. H. Tidman, Sr., Will Book 158, page 823, Davidson County Probate Court.

This is improved property known as 2410 West End Ave., Nashville, TN 37203.

PARCEL ID NUMBER: 09215020500

Land in Davidson County, Tennessee, being Lot No. 1 on the Resubdivision of Lots 31, 32, 33, and 34 on the Plan of Josephine E. Ferrell Subdivision of the Elliston Addition to Nashville, of record in Book 6900, page 622 (previous deed reference of 222), Register's Office for Davidson County, Tennessee, to which Plat reference is hereby made for a more complete and accurate description thereof.

Being the same property conveyed to J. Haskell Tidman, Jr. by Deed of record in Book 8447, page 185, R.O.D.C.

This is improved property known as 211 24th Avenue North, Nashville, TN.

PARCEL ID NUMBER: 148060013.00

Land in Davidson County, Tennessee, being Lot No. 2 on the revised plan of Lots Nos. 2 and 3 on the Final plat of the resubdivision of Lots 31, 32, 33 and 34 on the Plan of Josephine E. Ferrell Subdivision of the Elliston Addition to Nashville of record in Book 7900, page 300, and Surveyor's Correction to Plat of record in Book 8430, page 86, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate description thereof.

Said Lot No. 2 fronts 24th Avenue North and beginning at the common corner of Lots Nos. 2 and 3 thence S 31 deg. 25' 00" E 66.72 feet; thence S 58 deg. 35' 00" W 110.00 feet; thence N 31 deg. 25' 00" W 66.52 feet; thence S 58 deg. 35' 00" W 110.00 feet to the beginning.

Being the same property conveyed to J. Haskell Tidman, Jr. by Deed of record in Book 8477, page 185, R.O.D.C.

This is improved property known as 215 24th Avenue North, Nashville, TN.