Davidson County DEEDQC
Recvd: 08/25/17 12:06 3 pgs
Fees:17.00 Taxes:0.00
20170825-0087569

17-07-004

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Map 104-12-0
Parcel Nos. 336.00; 337.00; 338.00; and 340.00

The actual consideration or value, whichever is greater, for this transfer is $ N-O-N-E .

Affiant

Subscribed and sworn to before me this 24th. Day of August, 2017.

My Commission Expires: 7/02/2018

PETER WEISS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Notary Public

THIS INSTRUMENT HAS BEEN PREPARED BY:
WEISS & WEISS, ATTORNEYS AT LAW
1900 Church Street, Suite 301, Nashville, Tennessee 37203

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:
Belmont University	**"Owner"**
(Name)	(Name)
1900 Belmont Boulevard	
(Street Address)	(Street Address)
Nashville, Tennessee 37212-3757	
(City) (State) (Zip Code)	(City) (State) (Zip Code)

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of One Dollar ($1.00), and other good and valuable consideration, the receipt of which is hereby acknowledged, we **WIN MYINT AND WIFE, PRAPASRI K. MYINT**, hereinafter called the **"Grantors"**, do hereby quitclaim and convey all of our right, title and interest unto **BELMONT UNIVERSITY, A TENNESSEE NON-PROFIT CORPORATION**, hereinafter called the **"Grantee"**, its successors and assigns, the following described real property located in Davidson County, Tennessee, including without limitation, all rights, easements and privileges appurtenant to said real property, all buildings, structures, fixtures and other improvements located on said real property, if any, and all of Grantor's interest, if any, in the land lying beneath the public roads and public rights-of-way adjoining the real property (all of the foregoing being collectively referred to as the "Property"):

Being certain tracts or parcels of land located in the 18th District, Nashville, Davidson County, Tennessee, and more fully described according to a ALTA/NSPS Land Title Survey by L. Brandon Lambert, Tennessee Registered Land Surveyor No. 2828, dated August 22, 2017, as follows:

Tracts I, II and III

Being Lot 37 and a portion of Lot 38 of Map of Avalyn Place as recorded in Plat Book 161, Page 150, Register's Office for Davidson County, Tennessee (RODC). Tract being bounded on the north by the southern Right of Way (ROW) of Bernard Avenue (50' wide); bounded on the east by the western ROW of Alley #439 (12' wide); bounded on the south by Belmont Real Estate Holdings I, LLC, as recorded in Book 4228, Page 163, RODC; and bounded on the west by the eastern ROW of Belmont Boulevard (measured 79' wide). Tract being more particularly described as follows:

POINT OF BEGINNING being an iron rod set on the southeast ROW intersection of said Bernard Avenue and Belmont Boulevard and being the northwest corner of said tract being described; thence along said southern ROW of Bernard Avenue South 82°30'18" East 139.89 feet to an iron rod set; thence along said western ROW of Alley #439 South 02°50'41" West 89.38 feet to an iron rod set; thence along the common line of said Belmont Real Estate Holdings I, LLC, North 82°30'18" West 139.89 feet to an iron rod set; thence along said eastern ROW of Belmont Boulevard North 02°50'41" East 89.38 feet to the point of beginning.
Tract contains 12,463 square feet or 0.29 acres.
Bearings based on Tennessee State Plane Coordinate System.

BEING all the same property conveyed to Win Myint and wife, Prapasri K. Myint, by deed from Dothleen V. Colman, an unmarried person, of record in Book 10930, Page 130; all the same property conveyed to Win Myint and wife, Prapasri Kopsombut Myint, by deed from Nashville Young Christian Association Nashville, Tennessee, a Tennessee General Welfare Corporation, an unmarried person, of record in Book 5067, Page 320; and, all the same property conveyed to Win Myint and wife, Prapasri Myint, by deed from Charles L. Joynes and wife, Ruth R. Joynes, of record in Book 7286, Page 390, Register's Office for Davidson County, Tennessee.
Tract IV

Being Lot 39 of Map of Avalyn Place as recorded in Plat Book 161, Page 150, Register's Office for Davidson County, Tennessee (RODC). Tract being bounded on the north by Belmont Real Estate Holdings I, LLC, as recorded in Book 4228, Page 163, RODC; bounded on the east by the western Right of Way (ROW) of Alley #439 (12' wide), on the south by Belmont Real Estate Holdings I, LLC, as recorded in Inst No. 200906150055206, RODC; and bounded on the west by the eastern ROW of Belmont Boulevard (measured 79' wide). Tract being more particularly described as follows:

POINT OF COMMENCEMENT being an iron rod set on the southeast ROW intersection of said Bernard Avenue and Belmont Boulevard; thence along said eastern ROW of Belmont Boulevard South 02°50'41" West 118.27 feet to the true and actual POINT OF BEGINNING being an iron rod set on said eastern ROW of Belmont Boulevard and being the northwest corner of said tract being described; thence along the common line of said Belmont Real Estate Holdings I, LLC, as recorded in Book 4228, Page 163, South 82°30'18" East 139.89 feet to an iron rod set; thence along said western ROW of Alley #439 South 02°50'41" West 58.40 feet to an iron rod set; thence along the common line of said Belmont Real Estate Holdings I, LLC, as recorded in Inst No. 200906150055206, North 82°30'18" West 139.89 feet to an iron rod set; thence along said eastern ROW of Belmont Boulevard North 02°50'41" East 58.40 feet to the point of beginning.
Tract contains 8,143 square feet or 0.19 acres.
Bearings based on Tennessee State Plane Coordinate System.

BEING all the same property conveyed to Prapasri K. Myint and husband, Win Myint, as to a two-thirds undivided interest, and Prapaporn Kopsombut, unmarried, as to a one-third undivided interest, by deed from Boonchai Kopsombut and Prapaporn Kopsombut, both unmarried, of record in Book 9017, Page 419, said Register's Office. Subsequently, Prapaporn Kopsombut, unmarried, and Prapasri K. Myint and husband, Win Myint, conveyed their interest by deed to Prayat Kopsombut, unmarried, and Prapasri K. Myint and husband, Win Myint, as joint tenants with right of survivorship, of record in Instrument No. 20020315-0032881, said Register's Office. Then, Prayat Kopsombut, a married man, and Win Myint, a married man having conveyed their interest by deed to Prapasri K. Myint, a married woman, of record in Instrument No. 20150312-0021244, Register's Office for Davidson County, Tennessee.
Tract IV is not now nor ever has been the principal place of residence for the Grantor herein.

The said Prapasri K. Myint, Prapasri Kopsombut Myint and Prapasri Myint being one and the same person.

Subject property being property located at 2010, 2012, 2016 BELMONT BOULEVARD AND 1531 BERNARD AVENUE, NASHVILLE, DAVIDSON COUNTY, TENNESSEE 37212.

IN WITNESS WHEREOF, the Grantors have caused their names to be affixed hereto on this 24th Day of August, 2017.

WIN MYINT

PRAPASRI K. MYINT

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **WIN MYINT AND WIFE PRAPASRI K. MYINT**, the bargainor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 24th day of August, 2017.

My Commission Expires: 7/2/2018

Notary Public

PETER WEISS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

I, the undersigned, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Peter Weiss

State of Tennessee)
County of Davidson)

STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public for this county and state Peter Weiss who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

My Commission Expires: 7/2/2018

Notary Public