Bill Garrett Davidson County
Batch# 25065 DEEDQC
11/13/2017 01:35:20 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20171113-0116344

THIS INSTRUMENT PREPARED BY:
Joshua D. Hankins, Esq.
LAW OFFICE OF JOSHUA D. HANKINS
306 Northcreek Boulevard, Suite 202
Goodlettsville, Tennessee 37072
(615) 246-2544

QUITCLAIM DEED

Address New Owner(s):	Send Tax Bills To:	Map-Parcel Number(s):
Village Place, LLC 718 Thompson Lane, Suite 108 Nashville, Tennessee 37204	Same	104-11-4A-001.00 104-11-4A-002.00 104-11-4A-003.00 104-11-4A-004.00 104-11-4A-005.00 104-11-4A-006.00 104-11-4A-007.00 104-11-4A-008.00 104-11-4A-009.00 104-11-4A-010.00 104-11-4A-011.00 104-11-4A-012.00 104-11-4A-013.00 104-11-4A-014.00 104-11-4A-015.00 104-11-4A-016.00

FOR AND IN CONSIDERATION of the sum of Ten and 00/00 Dollars ($10.00), cash in hand paid and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, CONVENT PLACE DEVELOPMENT, LLC, a Tennessee limited liability company ("Grantor"), by these presents, transfers and conveys unto VILLAGE PLACE, LLC, a Tennessee limited liability company ("Grantee"), its successors and/or assigns, certain real property located in Davidson County, Tennessee, being more particularly described on the attached Exhibit A (the "Subject Property"):

The Subject Property is commonly known as 2001 Convent Place, Nashville, Tennessee 37212. The Subject Property is conveyed to Grantee, its successors and/or assigns, without representation or warranty of any kind, nature or character, subject to all matters, whether or not shown in the public records. Grantor transfers the Subject Property to Grantee on an "as-is, where-is" basis.

<Signatures and notary acknowledgments appear on the following page.>

IN WITNESS WHEREOF, the undersigned has set its duly-authorized signature, to be effective as of November 8, 2017.

GRANTOR:

CONVENT PLACE DEVELOPMENT, LLC

By: Lane, President
Lane Wallace, its President

STATE OF TENNESSEE)
COUNTY OF Williamson)

Before me, Josh Hankins, a Notary Public of said County and State, personally appeared Lane Wallace, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be President (or other officer authorized to execute the instrument) of CONVENT PLACE DEVELOPMENT, LLC, the within named bargainor, a Tennessee limited liability company, and that he as such President executed the foregoing instrument for the purposes therein contained, by signing the name of the company by himself as President.

Witness my hand and seal, at Office in Brentwood, Tennessee, this 8 day of November, 2017.

JOSH HANKINS
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF SUMNER

Notary Public

My Commission Expires: 12/18/17

MY COMMISSION EXPIRES:
DECEMBER 18, 2017

STATE OF TENNESSEE)
COUNTY OF Williamson)

Pursuant to Tenn. Code Ann. § 67-4-409(a)(4), the actual consideration given for this conveyance is Ten and 00/100 Dollars ($10.00).

LANE WALLACE

Sworn to and subscribed before me, this 8 day of November, 2017.

JOSH HANKINS
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF SUMNER

Notary Public

My Commission Expires: 12/18/17

MY COMMISSION EXPIRES:
DECEMBER 18, 2017

EXHIBIT A

TRACT 1

LAND in Davidson County, Tennessee, being the north 25 feet of Lot No. 7 and the South 40 feet of Lot No. 8 on the plan of the map of Jones and Calhoun, of record in Book 161, Page 40, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate legal description.

SAID parts of Lot No. 7 and 8 adjoin and front 65 feet on the West side of Convent Place and run back between parallel lines, 175 feet to an alley.

BEING the same property conveyed to Convent Place Development, LLC by Quitclaim Deed from Rigid Development, Inc., dated January 15, 2015, of record as Instrument No. 20150115-0004453, in the Register's Office for Davidson County, Tennessee.

TRACT 2

LAND in Davidson County, Tennessee, being Lot No. 6 and the southerly half of Lot No. 7, on the Plan of Jones and Calhoun Subdivision, as shown on plat of record in Plat Book 161, Page 40, in the Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more particular description.

BEING the same property conveyed to Convent Place Development, LLC by Quitclaim Deed from Cornerstone Investments, Inc., dated January 15, 2015, of record as Instrument No. 20150115-0004452, in the Register's Office for Davidson County, Tennessee.

BOTH TRACTS were combined by that certain Quit Claim Deed of Consolidation, dated March 3, 2015, of record as Instrument No. 20150309-0019851, said Register's Office. BOTH TRACTS have since been subjected to the terms and provisions of that certain Declaration of Protective Covenants, Conditions and Restrictions for Convent Place, a Townhouse Planned Unit Development, dated March 18, 2015, of record as Instrument No. 20150323-0024693, said Register's Office.