QUITCLAIM DEED

Bill Garrett Davidson County
Batch# 39449 DEEDQC
12/19/2017 12:21:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20171219-0129193

STATE OF TENNESSEE
COUNTY OF WILSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $0.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15 day of Dec, 2017.

Notary Public
MY COMMISSION EXPIRES: 3-27-18
(AFFIX SEAL)

MORGAN O'NEILL STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY

THIS INSTRUMENT WAS PREPARED BY

Birthright Title, LLC

2734 N. Mt. Juliet Road, Mt. Juliet, TN 37122

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
The Lux Development Group, LLC	SAME AS NEW OWNER	087-10-0A-012.00 CO
(NAME)	(NAME)	
1312 Central Court		
(ADDRESS)	(ADDRESS)	
Hermitage, TN 37076		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and consideration of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, **The Wise Group, Inc., a Tennessee corporation**, hereinafter called the Grantor(s), has quitclaimed unto **The Lux Development Group, LLC, a Tennessee limited liability company**, hereinafter called the Grantee(s), their heirs and/or assigns, a certain tract or parcel of land in **Davidson** County, State of Tennessee, described as follows, to-wit:,

Land in Davidson County, Tennessee, being Lot(s) 112, as shown on the map entitled Aarons Cress, Phase 1-A, a Cluster Lot Development, of record as Instrument No. 20061219-0156396, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being a portion of the same property conveyed to WISE GROUP, INC., A TENNESSEE CORPORATION, by deed from GREGORY S. GILL, SUBSTITUTE TRUSTEE, of record in Instrument No. 20110523-0039460 and corrected in Instrument No. 20121218-0116487 , dated May 19, 2011 , said Register's Office.

INFORMATION PROVIDED BY PARTIES. NO WARRANTY IS PROVIDED AS TO THE ACCURACY OF THIS INFORMATION.
This conveyance is further subject to (1) all applicable zoning ordinances (2) utility, sewer, drainage and other easements of record, (3) all subdivision/condominium assessments, covenants, bylaws, restrictions, declarations and easements of record, (4) building restrictions, and (5) other matters of public record.

This is _X_ improved __ unimproved property known as 101 Aarons Cress Boulevard, Hermitage, TN 37076.

Witness my hand this 15 day of ~~July~~ Dec, 2017.

The Wise Group, Inc., a Tennessee corporation

BY: Alan R Wise President
Alan R. Wise, President

STATE OF TENNESSEE
COUNTY OF WILSON

Before me, the undersigned Notary Public, personally appeared Alan R. Wise, 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 The Wise Group, Inc., the within named bargainor, a corporation, and that such President executed the foregoing instrument for the purposes therein contained, by personally signing the name of The Wise Group, Inc. as President.

Witness my hand and official seal, at office, on this the 15 day of December, 2017.

Notary Public
My commission expires: 3-27-18

MORGAN O'NEILL
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

True Copy Certification

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

Jessica Sparnell

STATE OF TENNESSEE
COUNTY OF WILSON

Personally appeared before me, **Morgan O'Neill**, a notary public for this county and state, **Jessica Sparnell** who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature
My Commission Expires: 3-27-18
Notary's Seal (if on paper)

