Bill Garrett Davidson County
Batch# 49011 DEEDQC
01/18/2018 03:37:41 PM 4 pgs
Fees: $22.00 Taxes: $0.00
20180118-0005509

Mail to/Prepared by:
Keith E. McKissock, Attorney
100 Winners Circle, Suite 220
Brentwood, TN 37027

ADDRESS NEW OWNER:
Kylee L. Ervin, Trustee under the
Color Me Sonny Legacy Trust
533 Hickory Hills Blvd.
Whites Creek, TN 37189-9331

SEND TAX BILL TO:
Owner

Map-Parcel Numbers:
Parcel 1: 031 00 0 164.00
Parcel 2: 031 00 0 163.00
Parcel 3: 031 00 0 162.00
Parcel 4: 031 00 0 161.00

QUIT CLAIM DEED

FOR AND IN CONSIDERATION of the sum of One ($1.00) Dollar, cash in hand paid, and other good and valuable consideration, the receipt of which is hereby acknowledged, I, Lyndse J. Hall as the Trustee of the Sonny Rein Legacy Trust dated November 13, 2015 (herein "Grantor") have this day bargained and sold and do by these presents sell, transfer and convey unto:

KYLEE L. ERVIN, Trustee under the COLOR ME SONNY LEGACY TRUST dated January 5, 2018 (herein "Grantee"), its successors and assigns, all her right, title and interest in a certain lot or parcel of situated in Tennessee, more particularly described as follows:

PARCEL 1:
LAND in the First Councilmanic District of Davidson County, Tennessee, and being described according to a survey by J. Bruce Rainey, Surveyor #823, dated June 17, 2005, and known as Job No. 050076, as follows:

Beginning at an existing iron pin on the easterly margin of Lickton Pike, said point of beginning being the northwest comer of this tract and also being 254.89 feet southerly from the southwest corner of the Thomas Champion property of record in Book 8563, page 383, R.O.D.C., TN; thence leaving the margin of the said pike, S 85 deg. 37 min. 01 sec. E 1463.35 feet to an iron pin set on the westerly margin of Interstate Highway 24 (1-24); thence with the said margin, S 38 deg. 25 min. 30 sec. E 212.68 feet to a concrete highway monument; thence S 28 deg. 41 min. 24 sec. E 262.46 feet to an existing concrete monument; thence S 43 deg. 39 min. 04 sec. E 625.11 feet to an existing iron pin; thence with the line of the Pearlie B. Scott property of record in Book 8703, page 323, R.O.D.C., TN, S 83 deg. 32 min. 08.sec. W 308.82 feet to an iron pin set at a 34-inch maple tree; thence N 87 deg. 39 min. 10 sec. W 385.80 feet to an existing iron pipe; thence leaving Scott, N 87 deg. 39 min. 10 sec. W 450.00 feet to an iron pin set; thence N 16 deg. 04 min. 34 sec. W 831.15 feet to an iron pin set; thence S 85 deg. 37 min. 01sec. E 400.00 feet to an iron

pin set; thence S 80 deg. 03 min. 17 sec. W 500.82 feet to an iron pin set on the easterly margin of Lickton Pike; thence with the margin of the said Pike, N 37 deg. 03 min. 16 sec. E 76.37 feet to an iron pin set; thence with a curve to the left having a radius of 375.00 feet and a long chord of 172.48 feet, said chord having a bearing of N 23 deg. 45 min. 19 sec. E a distance along the curve of 174.04 feet to the point of beginning, containing 20.73 acres, more or less.

PARCEL2:
LAND in the First Councilmanic District of Davidson County, Tennessee, and being described according to a survey by J. Bruce Rainey, Surveyor #823, dated June 17, 2005, and known as Job No. 050076, as follows:

Beginning at an existing iron pin on the easterly margin of Lickton Pike, said point of beginning being the northwest corner of this tract and also being 505.30 feet southerly from the southwest corner of the Thomas Champion property of record in Book 8563, page 383, R.O.D.C., TN; thence leaving the margin of the said Pike, and with the line of Tract 3 of the said survey, N 80 deg. 03 min. 17 sec. E 500.82 feet to all iron pin; thence S 85 deg, 37 min. 01 sec. E 400.00 feet to an iron pin; thence S 16 deg. 04 min. 34 sec. E 831.15 feet to an iron pin in the line of Tract 5 of the said survey; thence with Tract 5, N 87 deg. 39 min. 10 sec. W 325.00 feet to an iron pin; thence N 55 deg. 43 min. 10 sec. W 1051.50 feet to an iron pin set on the easterly margin of the said Lickton Pike; thence with the said margin, N 20 deg. 32 min. 18 sec. E 25.00 feet to an iron pin; thence with a curve to the right having a radius of 452.00 feet and a long chord of 129.80 feet, said chord having a bearing of N 28 deg. 47 min. 40 sec. E a distance along the curve of 130.25 feet to the point of beginning, containing 13.36 acres, more or less.

PARCEL 3:
LAND in the First Councilmanic District of Davidson County, Tennessee, and being described according to a survey by J. Bruce Rainey, Surveyor #823, dated June 17, 2005, and known as Job No. 050076, as follows:

Beginning at an existing iron pin on the easterly margin of Lickton Pike, said point of beginning being the northwest corner of this tract and also being 660.55 feet southerly from the southwest corner of the Thomas Champion property of record in Book 8563, page 383, R.O.D.C., TN; thence leaving the margin of the said Pike, and with the line of Tract 4 of the referenced survey, S 55 deg. 43 min. 10 sec. E 1051.50 feet to an iron pin set; thence S 87 deg. 39 min. 10 sec. E 775.00 feet to an existing iron pipe; thence with the line of the Pearlie B. Scott property of record in Book 8703, page 323, R.O.D.C., TN, S 01 deg. 28 min. 29 sec. W 410.00 feet to an iron pin set; thence leaving Scott and with the line of Tract 6 of the referenced survey, N 87 deg. 39 min 10 sec. W 865.00 feet to an iron pin; thence N 43 deg. 38 min. 28 sec. W 1188.46 feet to an iron pin set on the margin of Lickton Pike; thence with the margin of said Pike, N 20 deg. 32 min. 18 sec. E 147.76 feet to the point of beginning, containing 14.27 acres, more or less.

This is improved property known as 4741 Lickton Pike, Whites Creek, Tennessee 37189.

PARCEL 4:
LAND in the First Councilmanic District of Davidson County, Tennessee, and being described according to a survey by J. Bruce Rainey, Surveyor #4823, dated June 17, 2005, and known as Job No. 050076, as follows:

Beginning at an existing iron pin on the easterly margin of Lickton Pike, said point of beginning being the northwest corner of this tract and also being 808.31 feet southerly from the southwest corner of the Thomas Champion property of record in Book 8563, page 383, R.O.D.C., TN; thence leaving the margin of said Pike and with the line of Tract 5 of the referenced survey, S 43 deg. 38 min. 28 sec. E 1188.46 feet to an iron pin set; thence S 87 deg. 39 min. 10 sec. E 865.00 feet to an iron pin set in the line of Pearlie B. Scott property of record in Book 8703, page 323, R.O.D.C, TN; thence with Scotts line and then with the line of O.A. Waldrop (Book 2492, page 51, R.O.D.C., TN) S 01 deg. 28 min. 29 sec. W 531.92 feet to an iron pin at a corner post; thence N 88 deg. 38 min. 28 sec. W 612.24 feet to an iron pin set at a 38-inch Oak Tree; thence with the line of C. D. Sherrill, Jr. (Instrument No. 20030430-0057787, R.O.D.C., TN) the following calls: S 71 deg. 03 min. 26 sec. W 136.62 feet to an iron pin set; thence S 69 deg. 36 min. 09 sec. W 210 .17 feet to an iron pin set at a 16-inch Elm tree; thence S 66 deg. 18 min. 55 sec. W 214.14 feet to an iron pin set at a 16-inch Maple tree; thence S 51 deg. 51 min. 15 sec. W 324.93 feet to an iron pin set at a 18-inch Maple tree; thence S 35 deg. 19 min. 08 sec. W 218.19 feet to an iron pin set at a 14-inch Cedar; thence S 79 deg. 12 min. 11 sec. W 243.80 feet to an iron pin set at a 36-inch Oak; thence S 88 deg. 21 min. 18 sec. W 166.51 feet to a point in a creek; thence with the center of the creek the following calls: N 15 deg. 17 min. 04 sec. E 73.59 feet to a point; thence N 38 deg. 39 min. 32 sec. E 426.01 feet to a point; thence N 29 deg. 04 min. 35 sec. E 125.95 feet to a point; thence N 41 deg. 27 min. 56 sec. E 517.18 feet to a point; thence N 09 deg. 33 min. 47 sec. E 22.45 feet to a point in the creek; thence N 00 deg. 01 min. 59 sec. W 156.01 feet to a point; thence N 78 deg. 23 min. 28 sec. E 55.61 feet to a point in the creek; thence N 17 deg. 17 min. 50 sec. E 63.87 feet to a point; thence N 43 deg. 22 min 34 sec. W 155.96 feet to a point in the creek; thence N 49 deg. 05 min. 18 sec. W 242.40 feet to a point in the creek; thence N 30 deg. 49 min. 30 sec. W 249.74 feet to a point in the creek; thence N 37 deg. 40 min. 32 sec. W 178.21 feet to a point in the creek; thence N 09 deg. 25 min. 57 sec. W 122.71 feet to a point on the margin of Lickton Pike; thence with the margin of said Pike, N 07 deg. 16 min. 31 sec. E 31.66 feet to an iron pin on the easterly margin of Lickton Pike; thence continuing with the margin of said Pike and with a curve to the left having a radius of 507.99 feet and a long chord of 117.18 feet, said chord having a bearing of N 13 deg. 55 min. 12 sec. E, a distance along the curve of 117.44 feet to the point of beginning, containing 28.41 acres, more or less.

Parcels 1, 2, 3 & 4, being the same property conveyed to Lyndse J. Hall as the Trustee of the Sonny Rein Legacy Trust dated November 13, 2015 by Deed from Kylee Ervin filed in Instrument No. 20151118-0116790, Register's Office for Davidson County, Tennessee.

Subject to Easement and Maintenance Agreement of a 50 foot wide easement for ingress and egress of record in Instrument No. 20050823-0100318, Register's Office for Davidson County, Tennessee.

This is unimproved property known as Lickton Pike, Whites Creek, TN 37189.

This property is being transferred by trustee to new Revocable Trust if which Grantor is the same individual and the transfer is a tax exempt transfer.

IN WITNESS WHEREOF, I have hereunto set my signature this 5th day of January, 2018.

Lyndse J. Hall, Trustee

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

On this the 5th day of January, 2018, before me, a Notary Public, personally appeared Lyndse J. Hall to me known (or proved to me on the basis of satisfactory evidence) to be the person described in and who executed the foregoing instrument and acknowledged that such person executed the same as her free act and deed.

IN WITNESS WHEREOF, I hereunto set my hand and official seal.

Notary Public

My commission expires: 10/17/2021

KAREN E MCGEE
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires 10-17-2021

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

The actual value or consideration, whichever is greater, for ~~this transfer~~ is $0.00.

AFFIANT

Subscribed and sworn to before me this 5th day of January, 2018.

Notary Public

My commission expires: 10/17/2021

KAREN E MCGEE
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires 10-17-2021