Bill Garrett Davidson County
Batch# 87917 DEEDQC
05/03/2018 11:18:51 AM 4 pgs
Fees: $22.00 Taxes: $0.00
20180503-0042299

THIS INSTRUMENT PREPARED, BASED UPON INFORMATION PROVIDED BY THE PARTIES, BY:
Law Office of Andrew Gibson
648 Riverside Drive #410
Memphis, TN 38103

QUITCLAIM DEED

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP/PARCEL
Amon Ringemann & Anna Ringemann	New Owner	Map 52-2
3937 Gallatin Road		Parcels 224.00 &
Nashville, TN 37216		225.00

KNOW ALL MEN BY THESE PRESENTS that Top of the World Music Investment and Holding Company, a Tennessee corporation (hereinafter referred to as the "Grantor"), does hereby convey, remise, release and forever quitclaim an undivided one half (1/2) interest and to Amon Ringemann and an undivided one half (1/2) interest to Anna Ringemann, the said Amon Ringemann and Anna Ringemann being brother and sister each shall own their one half (½) undivided interest with right of survivorship to the survivor of them, (the said Amon Ringemann and Anna Ringemann hereinafter referred to as the "Grantees") all of my right, title and interest in and to lands in Davidson County, Tennessee, (hereinafter "Property") described as follows:

See Exhibit A

The Grantor is a Tennessee corporation and Amon Ringemann and Anna Ringemann, brother and sister, are the sole shareholders of said corporation and desire to convey the properties held in said corporation to them individually.

This is unimproved property located on Neely's Bend Road, near Howse Avenue in Nashville, Davidson County, TN.

This instrument and the interest hereby released and quitclaimed are subject to such limitations, restrictions and encumbrances as may affect the premises which are of record in the Davidson County, Tennessee Register of Deeds Office. Grantee assumes the real estate taxes for the 2018 year.

WITNESS our hand this 2 day of May, 2018.

DEBORAH A. TRONNES
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Top of the World Music Investment and Holding Company

Amon Ringemann

Amon Ringemann, Shareholder and President

Anna Ringemann

Anna Ringemann, Shareholder and Secretary

STATE OF TENNESSEE)
COUNTY OFDAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $-0-.

Anna Ringamann
Affiant

Sworn to and subscribed before me this 2 day of May, 2018.

Notary Public

My Commission Expires: May 18, 2018



EXHIBIT A

Map 52-2-224

BEING Lot No. 6 on the Plan of Subdivision of part of the H. B. Chadwell Land as of record in Book 421, page 61, of the Register's Office of Davidson County, Tennessee.

SAID lot begins in the center of the Neely's Bend Road at the corner of lots Nos. 5 and 6 in said Subdivision; thence with the center of said road, easterly 200 feet to the corner of lots 6 and 7 in said Subdivision; thence southerly with the line between said lots Nos. 6 and 7, 1089 feet to the center of Love Street; thence with the center of said street westerly 200 feet to the corner of lots 5 and 6 in said Subdivision; and thence northerly with the line between said lots 5 and 6, 1089 feet to the beginning, and contains five acres, more or less.

Being the same property conveyed to Top of the World Music Investment and Holding Company, Warranty Deed from J. Richard Garrett and Susan E. Garrett of record in Book 9988, Page 245, Register's Office for Davidson County, Tennessee.

Map 52-2-225

BEING Lot No. 7 in the Subdivision of a part of the Chadwell Tract, of record in Book 421, page 61, Register's Office for said County and described as follows:

BEGINNING at a point in the center of Neely's Bend Road, the northeast corner of Lot No. 6; thence southwardly with the easterly line of said Lot No. 6, 1089 feet to a point in the center of Martha Love Street; thence eastwardly with the center of said Martha Love Street 200 feet to a point in the center of Lock Avenue; thence northwardly with the center of said Lock Avenue 1089 feet to the center of said Neely's Bend Road; thence westwardly with the center of said Neely's Bend Road 200 feet to the beginning, containing 5 acres, more or less.

Being the same property conveyed to Top of the World Music Investment and Holding Company, Warranty Deed from J. Richard Garrett and Susan E. Garrett of record in Book 9988, Page 245, Register's Office for Davidson County, Tennessee.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned Notary Public in and for said County and State, the within named Amon Ringemann, personally appeared, in his capacity as Shareholder and President of Top of the World Music Investment and Holding Company, a Tennessee corporation, the bargainor, 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 Shareholder and President of Top of the World Music Investment and Holding Company, and that he executed the foregoing instrument for the purposes therein contained by signing his name as Shareholder and President of Top of the World Investment and Holding Company.

Witness my hand and official seal this 2 day of May, 2018.

DEBORAH A. TRONNES NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY

Notary Public
My Commission Expires: May 18, 2018

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned Notary Public in and for said County and State, the within named Anna Ringemann, personally appeared, in his capacity as Shareholder and Secretary of Top of the World Music Investment and Holding Company, a Tennessee corporation, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged herself to be the Shareholder and Secretary of Top of the World Music Investment and Holding Company, and that she executed the foregoing instrument for the purposes therein contained by signing her name as Shareholder and Secretary of Top of the World Investment and Holding Company.

Witness my hand and official seal this 2 day of May, 2018.

DEBORAH A. TRONNES STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

Notary Public
My Commission Expires: May 18, 2018