Bill Garrett Davidson County
Batch# 100745 DEEDQC
06/05/2018 02:29:04 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20180605-0053858

This Instrument Prepared by:
Sister In Law Legal Firm
202 Point East Drive
Nashville, TN 37216
(615) 216-4802

QUITCLAIM DEED

Address New Owners:	Send Tax Bills to:	Tax Map & Parcel No.:
L G Compton, LLC 904 Harpeth Trace Drive Nashville, TN 37221	Same	Map 136 Parcel 22

FOR AND IN CONSIDERATION OF the sum of One Dollar ($1.00) cash in hand paid, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned, LINDA GAYLE COMPTON ("Grantor"), by these presents does hereby quitclaim and convey unto L G COMPTON, LLC ("Grantee"), its heirs and assigns, all of the Grantor's right, title and interest in and to a certain parcel of real property located in Davidson County, Tennessee and more particularly described as follows:

Land in the Second Civil District of Davidson County, Tennessee, being a portion of a larger tract conveyed to Frank M. Newman by deed from Van Eastman Brent, Jr. and wife, Rachel M. Brent, as recorded in Book 5897, page 917, Register's Office for Davidson County, Tennessee, and described as follows:

BEGINNING at a concrete monument of the northerly right-of-way of Old Smith Springs Road approximately 230 feet West of the intersection of Old Smith Springs Road and Anderson Road; thence with said northern right-of-way along a curve to the left with a radius of 800 feet, 15.57 feet to a point; thence continuing with said northern right-of-way South 66° 48' 54" West 136.18 feet to a point; thence leaving said northern right-of-way North 7° 35' 46" West 186.67 feet to a point on the southern boundary line of Lot 1, Priest Lake Park Commercial Site, Section 6, as of record in Book 4901, page 70, Register's

Office for Davidson County, Tennessee; thence South 82° 13' 16" East 178.84 feet; thence South 7° 18' 2" West 102.05 feet to the point of beginning and containing 0.52 acre, more or less.

Being the same property conveyed to James Richard Compton by warranty deed from Larry R. Compton of record in Book 9238, page 657, said Register's Office. The within described property was previously subject to a life estate in favor of Viola Brent (see conveyance of record in Book 6045, page 731, said Register's Office). The said Viola Brent is now deceased.

Being the same property conveyed to Linda Gayle Compton by warranty deed from James Richard Compton of record instrument number 20050727-0087803, Register's Office for Davidson County, Tennessee.

This is improved property known as 2826 Smith Springs Road, Nashville, TN 37217.

Said real property is conveyed subject to such limitations, restrictions, and encumbrances as may affect the premises. Title to this property was not examined incidental to this conveyance and this instrument was prepared solely from information furnished by the parties and no examination of public records in the Office of the Register of Deeds has been made by the preparer of this instrument to determine ownership or status of the title.

IN WITNESS WHEREOF, the Grantor has executed this instrument effective on the 4th day of April, 2018.

LINDA GAYLE COMPTON

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, a Notary Public of the state and county aforesaid, the within named Grantor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and seal, at office, in Nashville, Tennessee this 4th day of April, 2018.

Notary Public
My Commission Expires: 3/17/2020

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual monetary consideration for this transfer is ONE DOLLAR.

Affiant

Sworn to and subscribed before me
this 4th day of April, 2018.

Notary Public
My Commission Expires: 3/17/2020