Karen Y Johnson Davidson County
Batch# 138086 DEEDQC
09/07/2018 03:49:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20180907-0089040

True Copy Certification

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

Nancy K. Landmark
Signature

State of Minnesota

County of Hennepin

Personally appeared before me, Gale Larson, a notary public for this county and state, Nancy K. Landmark, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Gale E. Larson
Notary's Signature

My Commission Expires: 1/31/2020
Notary' Seal (if on paper)

GALE E. LARSON
NOTARY PUBLIC - MINNESOTA
My Commission Expires
January 31, 2020

RETURN TO:
Commercial Partners Title
200 S. Sixth Street #1300
Minneapolis, MN 55402

6.c

201809070089040

52785

STATE OF MINNESOTA
COUNTY OF HENNEPIN

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

Gale E. Larson
AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 4th DAY OF September 2018.

Nancy K. Landmark
NOTARY PUBLIC

My Commission Expires: 1/31/2020

NANCY K. LANDMARK
NOTARY PUBLIC - MINNESOTA
My Commission Expires
January 31, 2020

ADDRESS NEW OWNER:	MAP/PARCEL	SEND TAX BILLS TO:
Nashville Leased Housing Associates I, Limited Partnership 2905 Northwest Blvd., Suite 150 Plymouth, MN 55441	050-00-0-105.00	Same as New Owner
This instrument prepared by: Winthrop & Weinstine, P.A. (JMS), 225 S. Sixth Street, Minneapolis, MN 55402		

Quitclaim Deed

For and in Consideration of the sum of $0.00 cash in hand paid by the hereinafter named grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, we

DAVID R. HEMPHILL AND LEAH J. HEMPHILL, HUSBAND AND WIFE

By these presents do remise, release and QUITCLAIM unto

NASHVILLE LEASED HOUSING ASSOCIATES I, LIMITED PARTNERSHIP, A MINNESOTA LIMITED PARTNERSHIP

all of our right, title and interest in a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to wit:

Being a tract of land lying in the 3rd District of Davidson County, Nashville, Tennessee. Bounded on the east by the western Right-of-Way (ROW) of Dickerson Road; bounded on the south by Lot 1 of Nashville Commons, First Revision Re-subdivision of Lot 2A as recorded in Instrument Number 201005210039251, Register's Office of Davidson County, Tennessee (RODC); bounded on the west by Anchor Property Holdings, LLC, as recorded in Instrument Number 200501050001691, RODC; and bounded on the north by Lot 2 of J & G Associates Subdivision as recorded in Plat Book 7900, Page 890, RODC. Tract being more particularly described as follows:

POINT OF BEGINNING being a set iron rod lying on said western ROW of Dickerson Road and being the southeast corner of said Lot 2 and the northeast corner of the tract being described; thence along said ROW of Dickerson Road South 06°45'02" East 198.50 feet to a set iron rod; thence along the common line of said Lot 1 North 83°58'57" West 299.44 feet to a found 3/8" iron rod; thence along the common line of said Anchor Property

Holdings, LLC, North 06°40'16" West 199.59 feet to a found ½" iron rod; thence along the common line of said Lot 2 South 83°45'59" East 299.42 feet to the point of beginning.

Tract contains 58,110 square feet, or 1.33 acres.

Bearings based on Tennessee State Plane Coordinate System.

This unimproved property located at 3474 Dickerson Pike, Nashville, Davidson County, Tennessee.

Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Being all or part of the same property conveyed to David R. Hemphill and wife**

Witness our hands this 4 day of September, 2018.

**Leah J. Hemphill, by deed from Joel W. Hemphill and wife, Labreeska R. Hemphill, of record in Book 5650, page 143, dated September 8, 1980, said Register's Office.

GRANTOR:

By: _____
Name: David R. Hemphill

By: _____
Name: Leah J. Hemphill

STATE OF Tennessee)
COUNTY OF Davidson)

Personally appeared before me, the undersigned authority, a Notary Public for said county and State, David R. Hemphill and Leah J. Hemphill, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person executed the within instrument for the purposes therein contained.

WITNESS my hand and seal at office in Nashville, Tennessee, this the 4 day of September, 2018.

BRANDY GOMAN STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

_____
Notary Public

My Commission Expires: 7-5-21

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