Karen Y Johnson Davidson County
Batch# 169126 DEEDQC
11/30/2018 01:26:11 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20181130-0116995

This document prepared from information furnished by the parties and no title search was performed

PREPARED BY:
Fulmer Engineering, LLC
2002 Richard Jones Road, Suite C304
Nashville, Tennessee 37215

STATE OF TENNESSEE: COUNTY OF DAVIDSON:
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THE HEREIN TRANSFER IS $10.00

AFFIANT

SWORN TO AND SUBSCRIBED BEFORE ME ON THIS _____ DAY OF _____, 2018.

NOTARY PUBLIC

MY COMMISSION EXPIRES

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or true value, whichever is greater for this transfer is
$ 10.00
_____, **Affiant**
Subscribed and sworn before me this the
30 **Day of** November, 2018.
Brandi Weiss, **Deputy Register**

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	TAX MAP/PARCEL NO.
Silo Capital, LLC 4025 Wallace Lane Nashville,TN 37215	NEW OWNER	Tax Map: 91-00 Parcels: 43.00 & 56.00,

QUITCLAIM DEED

For and in consideration of the sum of Ten (10.00) Dollars, cash in hand paid, and other good and valuable considerations, the receipt and sufficiency of which is hereby acknowledged, we, Silo Capital, LLC, by these presents do hereby quitclaim and convey unto Silo Capital, LLC, all of our rights, title and interest in and to the following described parcel of land in Davidson County, Tennessee, to-wit:

Being a parcel of land in the 20th council district of Nashville & Davidson County, Tennessee and being bound on the north and east by the right of way of CSX railroad, on the south & east by the right of way of Centennial Boulevard and on the west by the Silo Capital property, Instrument number 201605160048745, and by the Rosenblum & Yazdian property, Book 9134, page 360 at the Registers Office of Davidson County and being more particularly described as follows;
Beginning at an iron pin, said pin being the northeasterly corner of the Silo Capital property, said point also being in the southerly right of way of CSX railroad and being 22' south of the center of the southerly track, said point also being the northwesterly corner of the herein described property;
Thence, with the southerly right of way of CSX railroad and in an easterly direction for the next seven calls;
S 81°16'14" E a distance of 120.80' to an iron pin;
Thence N 10°11'02" E a distance of 11.89' to an iron pin;
Thence S 82°26'00" E a distance of 441.90' to an iron pin;

Thence S 07°03'54" W a distance of 15.16' to an iron pin;
Thence S 86°27'24" E a distance of 173.00' to an iron pin;
Thence N 89°54'25" E a distance of 22.80' to an iron pin;
Thence S 81°13'21" E a distance of 207.24' to an iron pin in the northerly right of way of Centennial Boulevard;
Thence along said right of way in a westerly direction S 73°32'41" W a distance of 801.66' to an iron pin, said point being the southeasterly corner of the Rosenblum & Yazdian property;
Thence, leaving said right of way and continuing with the easterly and northerly line of Rosenblum & Yazdian the following 4 calls;
N 00°19'10" W a distance of 207.72' to an iron pin;
Thence S 89°54'56" W a distance of 45.79' to an iron pin;
Thence S 02°52'16" W a distance of 21.30' to an iron pin;
Thence S 89°35'38" W a distance of 131.65' to an iron pin, said pin being the southeasterly corner of the Silo Capital property;
Thence, with Silo Capital in a northerly direction N 03°18'25" W a distance of 164.05' to the point of beginning and having an area of 159254.89 square feet, 3.656 acres.

THE PURPOSE OF THIS INSTRUMENT IS TO CONSOLIDATE PARCELS being the same property conveyed to Silo Capital, LLC, by deed of record as Instrument No. 20180328-0029105, RODC, and as shown in the attached Exhibit of Silo Capital, LLC Property dated 11-12-2018.

Witness my hand and seal on this the 29 day of November, 2018.

Silo Capital, LLC

By: _____
Nathan Lyons - Owner

State of Tennessee)
County of Davidson)

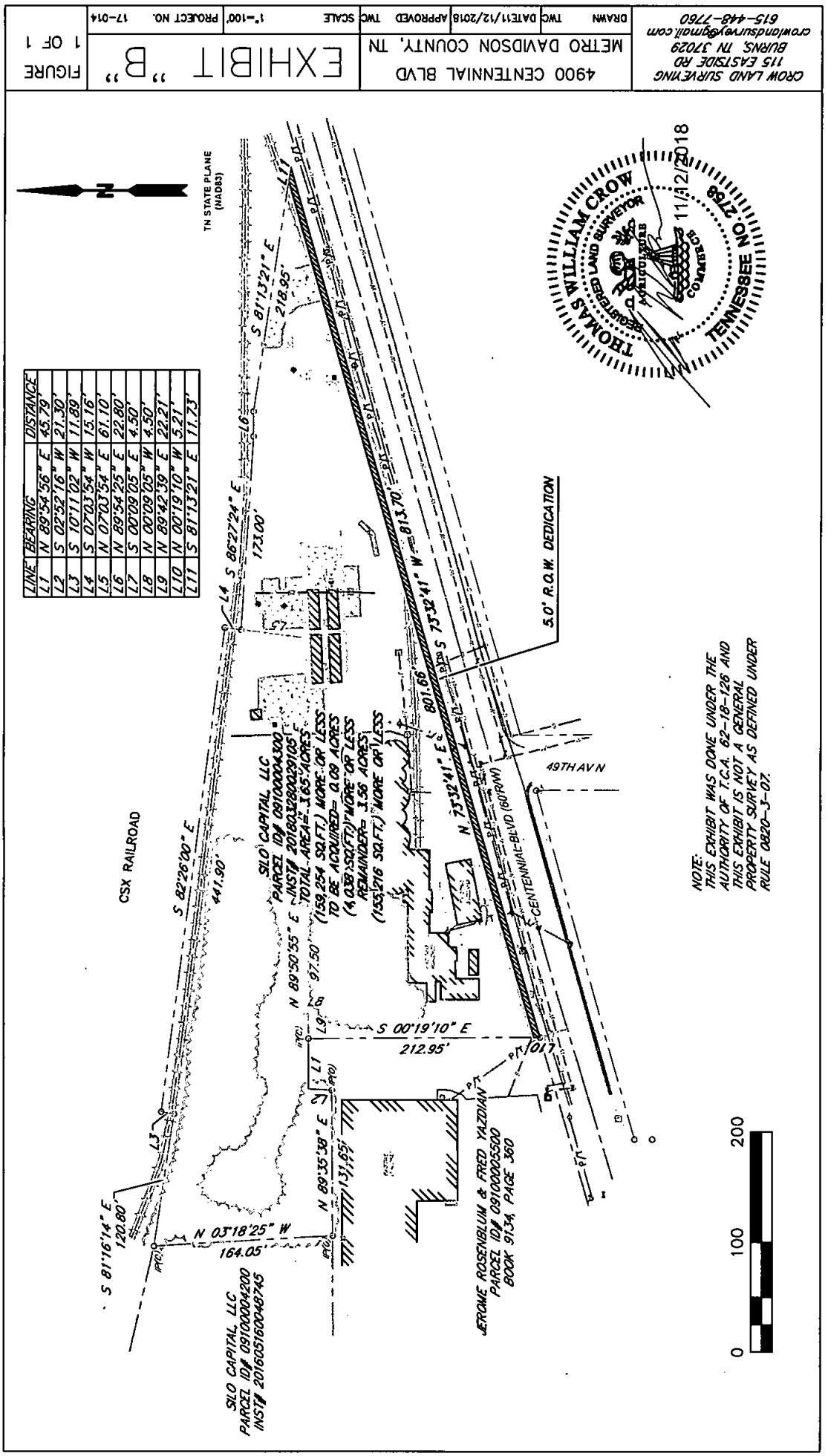
Personally appeared before me, the undersigned authority, a Notary Public for said County and State NATHAN LYONS, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 29 day of NOV, 2018.

_____
Notary Public

ROBERT A. MULLINS
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY

My commission expires: 3-10-2019


CROW LAND SURVEYING
115 EASTSIDE RD
BURNS, TN 37029
crowlandsurvey@gmail.com
615-448-7760
4900 CENTENNIAL BLVD
METRO DAVIDSON COUNTY, TN
EXHIBIT "B"
FIGURE 1 OF 1
DRAWN TWC
DATE 11/12/2018
APPROVED TWC
SCALE 1"=100'
PROJECT NO. 17-014
TN STATE PLANE (NAD83)
THOMAS WILLIAM CROW
REGISTERED LAND SURVEYOR
2789
TENNESSEE
11/12/2018
LINE BEARING DISTANCE
L1 N 89°54'56" E 45.79'
L2 S 02°52'16" W 21.30'
L3 S 10°11'02" W 11.89'
L4 S 07°03'54" W 15.16'
L5 N 07°03'54" E 61.10'
L6 N 89°54'25" E 22.80'
L7 S 00°09'05" E 4.50'
L8 N 00°09'05" W 4.50'
L9 N 89°42'39" E 22.21'
L10 N 00°19'10" W 5.21'
L11 S 81°13'21" E 11.73'
S 81°13'21" E 218.05'
S 86°27'24" E 173.00'
S 82°26'00" E 441.90'
S 81°16'14" E 120.80'
N 03°18'25" W 164.05'
N 89°35'38" E 131.65'
N 89°50'55" E 97.50'
S 00°19'10" E 212.95'
N 73°32'41" E 801.66'
S 73°32'41" W 813.70'
5.0' R.O.W. DEDICATION
CSX RAILROAD
SILO CAPITAL LLC
PARCEL ID# 091000A300
INST# 20180329000291O5
TOTAL AREA=3.65 ACRES
(159,254 SQ.FT.) MORE OR LESS
TO BE ACQUIRED= 0.09 ACRES
(4,038 SQ.FT.) MORE OR LESS
REMAINDER= 3.56 ACRES
(155,216 SQ.FT.) MORE OR LESS
SILO CAPITAL LLC
PARCEL ID# 091000A200
INST# 20160516000487A5
JEROME ROSENBLUM & FRED YAZDIAN
PARCEL ID# 09100005500
BOOK 9134, PAGE 360
49TH AV N
CENTENNIAL BLVD (60' R/W)
NOTE:
THIS EXHIBIT WAS DONE UNDER THE AUTHORITY OF T.C.A. 62-18-126 AND THIS EXHIBIT IS NOT A GENERAL PROPERTY SURVEY AS DEFINED UNDER RULE 0820-3-07.
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