Karen Y Johnson Davidson County
Batch# 179326 DEEDQC
12/31/2018 03:32:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20181231-0126601

THIS INSTRUMENT PREPARED BY:
ATTORNEYS TITLE COMPANY, INC.
2927 Berry Hill Drive
Nashville, Tennessee 37204

31473-1
Box #14

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NOS.
James A. Satterfield 117 Spence Lane Nashville, TN 37210	New Owner	09400013800

QUITCLAIM DEED

For and in consideration of the sum of One ($1.00) Dollar, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned, **Anthony A. LaFrenier and wife, Kellie L. LaFrenier** (hereinafter collectively referred to as the "**Grantors**"), by these presents do transfer, convey and quitclaim unto **James A. Satterfield** (hereinafter referred to as the "**Grantee**"), his heirs and assigns, all of Grantors' interest in certain tracts or parcels of land in Davidson County, State of Tennessee, described as follows, to wit:

A TRACT OF LAND IN THE 15TH Council District, Davidson County, Tennessee. Tract being Lot 5C of the River Hills Industrial Parks, Section 13, as recorded in Plat Book 4660, Page 179, Register's Office, Davidson County Tennessee (RODC). Tract being bound on the East by the western Right of Way (ROW) of Spence Lane, on the South by Lot 5D Resubdivision of Lot 10 River Hills Industrial Parks, as recorded in Plat Book 4660, Page 83, RODC, on the West by Lot 5E Resubdivision River Hills Industrial Parks, as recorded in Plat Book 8250, Page 183 and on the North by Lot 5b of the said the River Hills Industrial Parks, Section 13. Tract being described as follows:

POINT OF BEGINNING being an iron rod old with a cap marked "Cherry"; thence, along said west ROW South 15°04'45" West 172.86' to an iron rod old with a cap marked "Cherry"; thence, along the common line of said 5D North 74°55'15" West 278.73' to a concrete monument; thence, along the common line of said lot 5E North 13°15'23" East 172.95 feet to an iron rod old with a cap marked "Cherry"; thence, along the common line of said lot 5B South74°55'13" East 284.23' to the POINT OF BEGINNING.

Tract contains 48,657 square feet OR 1.117 acres.

The foregoing legal description being derived from the ALTA/ACSM Land Title Survey of the Lafrenier Property, 115 Spence Lane by Stivers Land Surveying, Jason J. Stivers, R.L.S. #2219, dated December 26, 2018, drawing dated December 27, 2018.

BEING all of the same property conveyed to Anthony A. Lafrenier and wife, Kellie L. Lafrenier by Deed dated May 11, 2010, from 115 Spence Investors, a Tennessee joint venture, of record in Instrument Number 20100512-0036631, Register's Office for Davidson County, Tennessee.

This Real Estate is more commonly known as 115 Spence Lane, Nashville, TN 37210.

This conveyance is subject to such restrictions, encumbrances and easements as may appear of record.

This Quitclaim Deed has been executed and delivered by the Grantors for the purpose of publishing the new, surveyor-prepared legal description in the public record.

IN WITNESS WHEREOF, this instrument has been executed this 28th day of December, 2018.

Anthony A. LaFrenier

Kellie L. LaFrenier

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BEFORE me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared Anthony A. LaFrenier and wife, Kellie L. LaFrenier the within-named bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the foregoing instrument for the purposes therein contained.

WITNESS my hand, at office this 28th day of December, 2018.

JOHN T. COOK STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

Notary Public
My Commission Expires: 1/17/21

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

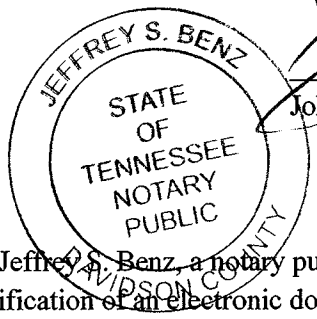
Affiant

Subscribed and sworn to before me this
28th day of December, 2018.

JOHN T. COOK STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

Notary Public
My Commission Expires: 1/17/21

I, John T. Cook, do hereby make oath that I am a licensed attorney and 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.



John T. Cook

State of Tennessee
County of Davidson

Personally appeared before me, Jeffrey S. Benz, a notary public for this county and state, John T. Cook, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Jeffrey S. Benz, Notary Public

My commission expires: July 6, 2019