	State of Tennessee) **County of** _____) The actual consideration of this transfer is $None. Peggy Richardson (Affiant) Sworn and subscribed to before me, Sharon Roberson this the 15 day of January, 2019. Sharon Roberson Notary Public My Commission Expires: 06/18/2019
THIS INSTRUMENT PREPARED BY: **Nicholas A. Deidiker, Attorney** **1728 Stokes Lane** **Nashville, TN 37215**	
NAME & ADDRESS OF NEW OWNER: **ECK Properties, LLC** **1300 Lyon Street** **Columbia, TN 38401** SEND TAX BILLS TO: **Same**	MAP-PARCEL NUMBER: **072-15-0-303.00**

Karen Johnson Davidson County
Batch# 186880 **DEEDQC**
01/22/2019 03:28:01 PM 2 pgs
Fees: $12.00 Taxes: $0.00

20190122-0006315

QUITCLAIM DEED

FOR AND IN CONSIDERATION OF the sum of ten dollars ($10.00), cash in hand paid, the receipt of which is hereby acknowledged, **JAMES & PEGGY RICHARDSON, husband and wife**, ("Grantors"), do hereby quitclaim to **ECK Properties, LLC** ("Grantee"):

All the interest they may possess in a certain parcel of real property, described as follows: Land in Davidson County, Tennessee, being part of Lot No. 62 on the Plan of Brownsville Plan of record in Plat Book 21, Page 9, in the Register's Office in Davidson County, Tennessee, to which Plan reference is hereby made for a more complete and accurate legal description thereof part of the Southeasterly part of Lot No. 1 on the unrecorded map of the subdivision of Lot Nos. 61 and 62 and part of Lot No. 63 on the said plan of the Brownsville Plan, being more particularly described as follows:

Beginning at a point in the Northerly margin of Riverside Drive, 240.5 feet South of the Southerly margin of McKinnie Avenue; thence with the Northerly margin of Riverside Drive, Southwesterly 100.0 feet to a point; thence Westerly 130.0 feet to a point; thence Northeasterly and parallel with the center line of Riverside Drive, 100.0 feet to a point; thence Easterly 130.0 feet to the point of beginning.

Being the same property conveyed to James and Peggy Richardson by Warranty Deed from Andrea Alicia Prince and Anthony Giovanni Agosti, wife and husband, of record Instrument No. 20181210-0119916, Register's Office for Davidson County, Tennessee, dated December 6th, 2018 and recorded on December 10th, 2018.

This is improved property known as **1430 Riverside Drive, Nashville, TN 37206**.

TO HAVE AND TO HOLD unto the said ECK Properties, LLC, its successors and assigns forever, the interests described herein that the Grantors may possess in and to the above described property, together with all the appurtenances, estate, title, and privileges thereto belonging now to the Grantee.

IN WITNESS WHEREOF, JAMES & PEGGY RICHARDSON, have caused this instrument to be executed by the Director of Public Property, so to act on its behalf, pursuant to Ordinance No. BL2002-1132 as enacted on Friday, this the 18th day of January, 2019 by:

James Richardson

Peggy Richardson

JOE H. ALLEN
STATE OF TENNESSEE
NOTARY PUBLIC
MAURY COUNTY

STATE OF TENNESSEE)
COUNTY OF Maury)

Before me, Joe H. Allen, a Notary Public in and for the aforesaid State and County, personally appeared James & Peggy Richardson, the Grantors, with whom I am personally acquainted and who, upon their oath, acknowledged themselves to be JAMES & PEGGY RICHARDSON, and that they, being authorized to do so, executed the foregoing instrument for the purposes contained therein.

Witness my hand and official seal at Columbia, Tennessee, this, the 18th day of January, 2019.

Joe H. Allen
Notary Public

My Commission Expires: 2-23-2021