Box 14

31854-3

QUITCLAIM DEED	State of Tennessee County of Davidson
Karen Johnson Davidson County Batch# 226934 DEEDQC 05/08/2019 08:44:45 AM 2 pgs Fees: $12.00 Taxes: $0.00 20190508-0042933	The actual consideration for this transfer is $ -0- Affiant Subscribed and sworn to before me, this the 7th day of May, 2019. Notary Public My commission expires: 1/17/21 (AFFIX SEAL)

JOHN T. COOK STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
Attorneys Title Company, Inc.
2927 Berry Hill Drive, Nashville, TN 37204-3126

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers
C & H Nashville Partners, LLC	c/o C&H Nashville Partners	**Map 082-13-0 Parcel 023-00** **Map 082-13-0 Parcel 024-00**
1035 and 1037 9th Ave North	1037 9th Ave North	
Nashville, TN 37208	Nashville, TN 37208	

FOR AND IN CONSIDERATION OF THE SUM OF ONE DOLLAR, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE,

Park's Investment, LLC, a Tennessee limited liability company

HEREINAFTER CALLED THE GRANTORS, HAVE QUITCLAIMED, AND BY THESE PRESENTS DO HEREBY CONVEY UNTO

C & H Nashville Partners, LLC, a Tennessee limited liability company

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, ALL OF THE GRANTOR'S INTEREST IN AND TO A CERTAIN TRACT OR PARCEL OF LAND IN **DAVIDSON** COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

LAND in Davidson County, Tennessee, BEING TRACT I, BEGINNING at the southwestern corner of Jefferson Street and Ninth Avenue, North (formerly McLemore Street) thence south along the westerly margin of Ninth Avenue North 108.8 feet, more or less, to the northeastern corner of a lot sold to Alf Crofton and wife, by H. Sperry by deed of record in Book 446, Page 267, Register's Office for Davidson County, Tennessee; thence in a westerly direction at right angles at Ninth Avenue, North along the north line of the Crofton Property 111 feet, more or less, to the northwest corner of the said Crofton Property; thence with the west line of said Crofton property in a southerly direction 33 feet, more or less, to an alley, thence westerly along the north line of said alley 63 feet, more or less, to an alley, thence in a northerly direction with the east line of said alley 175.5 feet, more or less, to Jefferson Street; thence in an easterly direction with the southerly margin of Jefferson Street 176 feet, more or less, to the point of beginning and part of alley No. 216 that was closed by Metropolitan County Council Bill No. BL2000-191, filed in the County Court Clerk's Office for Davidson County, Tennessee.

LAND in Davidson County, Tennessee, BEING TRACT II, BEGINNING at a point on the westerly margin of 9th Avenue, North, 108.8 feet south of the southwest corner of said Avenue and Jefferson Street, being the northeasterly corner of a lot conveyed to Ben Doochin and wife, by deed of record in Book 770, Page 521, said Register's Office; thence westerly along a fence 111; thence southerly along said fence, 33 feet to the northerly margin of a private alley, thence easterly along the northerly margin of said alley, 111 feet to the westerly margin of 9th Avenue, North; thence northerly along the westerly margin of said Avenue, 33 feet to the point of beginning.

BEING the same property conveyed to Park's Investment, LLC., by Deed dated October 1, 1998 from Charles C. Park and wife, Hyun Mi Park and Hyun Ja Park, unmarried, of record in Book 11156, Page 24, Register's Office for Davidson County, Tennessee. Together with the right to use and occupy that portion of Alley No. 216 that was closed by Metropolitan County Council Bill No. BL2000-191 filed in the County Clerk's Office for said county.

NO BOUNDARY SURVEY WAS MADE AT THE TIME OF THIS CONVEYANCE, WITH THE LEGAL DESCRIPTION BEING THE SAME AS THE PREVIOUS DEEDS OF RECORD.

SAID PROPERTY IS CONVEYED SUBJECT TO THE LIMITATIONS, RESTRICTIONS AND ENCUMBRANCES AS MAY AFFECT THE PREMISES.

THIS INSTRUMENT HAS BEEN PREPARED BY THE FIRM OF ATTORNEY'S TITLE COMPANY, INC., BASED UPON VERBAL INFORMATION AND DIRECTIONS FROM THE RESPECTIVE PARTIES. THE PARTIES ACKNOWLEDGE AND UNDERSTAND THAT SAID FIRM HAS RELIED ON INFORMATION PROVIDED TO IT AND DOES NOT REPRESENT THE ACCURACY THEREOF.

31854-3

This is Improved (_X__) Unimproved (____) property, known as: **1035** and **1037 9th Avenue North, Nashville, TN 37208**

Witness my/our hand(s) this **7th** day of **May, 2019.**

Park's Investment, LLC, a Tennessee limited liability company

By: _____
Charles C. Park, Member Manager

Park's Investment, LLC, a Tennessee limited liability company

By: _____
Hyun Mi. Park, Member

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public, within and for the State and County aforesaid, personally appeared **Charles C. Park,** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be a **Member Manager** of **Park's Investment, LLC**, within named bargainor, **a Tennessee limited liability company**, and that he as such **Member Manager**, being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the **Tennessee limited liability company** by himself as such **Member Manager**.

Witness my hand and official seal at Nashville, Tennessee, this **7th** day of **May, 2019.**

_____
Notary Public

My Commission Expires: 1/17/21

JOHN T. COOK STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public, within and for the State and County aforesaid, personally appeared **Hyun Mi Park,** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged herself to be a **Member** of **Park's Investment LLC**, within named bargainor, **a Tennessee limited liability company**, and that she as such **Member**, being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the **Tennessee limited liability company** by herself as such Member.

Witness my hand and official seal at Nashville, Tennessee, this **7th** day of **May, 2019.**

_____
Notary Public

My Commission Expires: 1/17/21

JOHN T. COOK STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY