Karen Johnson Davidson County
Batch# 266349 DEEDQC
08/02/2019 03:52:17 PM 4 pgs
Fees: $22.00 Taxes: $0.00
20190802-0076869

THIS INSTRUMENT PREPARED BY:
Robert R. Campbell, Jr., Esq.
Waller Lansden Dortch & Davis, LLP
511 Union Street, Suite 2700
Nashville, Tennessee 37219

ADDRESS NEW OWNER:
Hill Center Greenwood, LLC
3011 Armory Drive, Suite 130
Nashville, Tennessee 37204

SEND TAX BILL TO:
SAME

MAP-PARCEL NO.:
Map 83-1, Parcel
Nos. 84, 85 & 86

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00), cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, **H.G. HILL REALTY COMPANY, LLC**, a Tennessee limited liability company (hereinafter, the "Grantor"), does hereby quitclaim and convey unto **HILL CENTER GREENWOOD, LLC**, a Tennessee limited liability company (hereinafter, the "Grantee"), its successors and assigns, all of the Grantor's right, title and interest in and to that certain tract or parcel of land located in Davidson County, Tennessee, which is described on Exhibit A, attached hereto and incorporated herein by reference, and the improvements located thereon, if any (hereinafter, the "Property").

This is improved property located at 1108 Gallatin Avenue, 1048 West Greenwood Avenue and 1050 West Greenwood Avenue, Nashville, Davidson County, Tennessee.

The Property is conveyed subject to such limitations, restrictions and encumbrances as may affect the premises. The Grantor makes no representations or warranties whatsoever with regard to the Property or the Grantor's interest therein.

IN WITNESS WHEREOF, the Grantor has caused this Quitclaim Deed to be executed as of the 2nd day of August, 2019.

H.G. HILL REALTY COMPANY, LLC,
a Tennessee limited liability company

By: _____
Name: Celeste Patterson
Title: President

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public in and for the County and State aforesaid, personally appeared Celeste Patterson, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who upon oath acknowledged herself to be President of H.G. HILL REALTY COMPANY, LLC, a Tennessee limited liability company, the within named grantor, and being authorized so to do, executed the foregoing instrument for the purposes therein contained on behalf of the limited liability company.

Witness my hand and seal, this the 2nd day of August, 2019.

_____
NOTARY PUBLIC

My Commission Expires: 7/5/21

DONNA M. SCHKLAR
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer is $-0-.

AFFIANT

Subscribed and sworn to before me
this 2nd day of August, 2019.

Notary Public

My Commission Expires: 5-8-2022

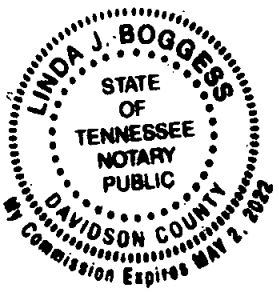


EXHIBIT A

Property Description

Being a tract of land lying in Nashville, Davidson County, Tennessee, and being more particularly described as follows:

Beginning at a pk nail set at the intersection of the southerly right-of-way line of West Greenwood Avenue, and the westerly right-of-way line of Gallatin Avenue, said pk nail set being located at Northing: 676,810.50; Easting: 1,748,485.45; on the State Plane Coordinate System NAD-83;

Thence leaving the southerly right-of-way line of West Greenwood Avenue, with the westerly right-of-way line of Gallatin Avenue, South 19 deg 58 min 57 sec West, 157.85 feet to a pk nail set at the intersection with the northerly right-of-way line of Alley #715;

Thence leaving the westerly right-of-way line of Gallatin Avenue, with the northerly right-of-way line of Alley #715, North 83 deg 35 min 43 sec West, 151.96 feet to an iron rod set, at a corner common with the property of Martha E. Swafford, as of record in Instrument Number: 20090108-0001943, at the Register's Office for Davidson County, Tennessee;

Thence leaving the northerly right-of-way line of Alley #715, with the easterly property line of Martha E. Swafford, North 08 deg 34 min 34 sec East, 153.55 feet to an iron rod set in the southerly right-of-way line of West Greenwood Avenue;

Thence with the southerly right-of-way line of West Greenwood Avenue, South 83 deg 35 min 43 sec East, 183.20 feet to the POINT OF BEGINNING. Containing 25,713 square feet or 0.590 acres more or less, described according to the ALTA/ASCM Land Title Survey, dated September 24, 2010, last revised October 19, 2017, prepared by R. Scot Cherry, Tennessee No. 1512, Cherry Land Surveying, Inc., 622 West Iris Drive, Nashville, Tennessee 37204, Job No. 10184.

Being the same property conveyed to H.G. Hill Realty Company, LLC, a Tennessee limited liability company, by Quitclaim Deed from PAC-HILL, LLC, a Tennessee limited liability company, of record as Instrument No. 20111027-0083625, Register's Office for Davidson County. And also being the same property further conveyed to H.G. Hill Realty Company, LLC by Quitclaim Deed from H.G. Hill Realty Company, LLC, for the purpose of consolidating the three (3) parcels into one (1) parcel, of record as Instrument No. 20190729-0074448, said Register's Office.