Karen Johnson Davidson County
Batch# 277403 DEEDQC
08/28/2019 03:40:30 PM 5 pgs
Fees: $28.00 Taxes: $5,398.44
20190828-0086975

THIS INSTRUMENT PREPARED BY:
Erik J. Rickard
Barnes & Thornburg LLP
41 South High Street, Suite 3300
Columbus, Ohio 43215

QUITCLAIM DEED

Address New Owner(s):	Send Tax Bills To:	Map/Parcel Number(s):
FFMC Support Organization c/o Faith Family Medical Center 326 21st Avenue N. Nashville, TN 37203	SAME	092 11 0 325.00

FOR AND IN CONSIDERATION OF the sum of TEN AND NO/100 DOLLARS ($10.00) cash in hand paid and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, Faith Family Medical Center, a Tennessee nonprofit corporation (the "Grantor"), hereby quitclaims and conveys to FFMC Support Organization, a Tennessee nonprofit corporation, and its successors and assigns (the "Grantee"), all of Grantor's right, title and interest in and to certain real property in Davidson County, Tennessee, more particularly described as follows:

Being a tract of land lying in Nashville, Davidson County, Tennessee of record in Instrument Numbers 20180912-0090381 and 20171023-0108483;

Beginning 206 feet along the easterly right-of-way line of 21st Avenue North from the intersection of the northerly right-of-way line of Murphy Avenue and the easterly right-of-way line of 21st Avenue North;

Thence with the existing right-of-way line of 21st Avenue North, South 30 deg 43 min 08 sec East, 100.00 feet to a point; thence, North 59 deg 19 min 04 sec East, 170.05 feet to a point; thence, with the existing right-of-way line of Alley #901, North 30 deg 41 min 24 sec West, 100.00 feet to a point; thence, South 59 deg 19 min 04 sec West, 170.05 feet to the point of beginning; containing 17,008 square feet or 0.39 acres more or less;

Being the same property conveyed to Faith Family Medical Center of record in Instrument Number 20180912-0090381, Instrument No. 20171023-0108482 and Instrument No. 20171023-0108483 less and except the right-of-way dedications along Alley #901 and 21st Avenue North at 20190703-0065247 and 20190719-0070869, said parcels consolidated by Quitclaim Deed of record July 2, 2019 at Instrument No. 20190702-0064594 Register's Office for Davidson County, Tennessee.

Being the same real property as the following:

Beginning at a set 5/8" diameter iron rebar with TTL cap in the eastern right of way line of 21st Avenue North common corner with Seton Corporation (Parcel ID: 09211032600) recorded in Special Warranty Deed Instrument # 20171023-0108482 and Quit Claim Deed Instrument Number 20011231-0144941 the Davidson County Register of Deeds, said corner being located 106 feet more or less from the point of intersection of the eastern right of way of 21st Avenue North and the northern right of way of Murphy Avenue, thence with the right of way line of 21st Avenue North 30 Degrees 43 Minutes 08 Seconds West for 100.00 feet to a set 5/8" diameter iron rebar with TTL Cap common corner with Seton Corporation (Parcel ID: 0921032300) recorded in Deed Instrument Number 20011231-0144942 in the Davidson County Register of Deeds;

Thence with said line North 59 Degrees 19 Minutes 04 Seconds East for 162.60 feet to a set 5/8" diameter iron rebar with TTL Cap the western right of way of METRO Alley Number 901;

Thence with said line South 30 Degrees 40 Minutes 56 Seconds East for 100.00 feet to a set 5/8" diameter iron rebar with TTL Cap common corner with Faith Family Medical Center property (Lease Area Tax Number 0921103260);

Thence with said line South 59 Degrees 19 Minutes 04 Seconds West for 162.54 feet to the point of beginning.

Land description prepared by Kenneth D. Church, TN RLS 1004, Linbar Drive, Suite 153, Nashville TN 37211, per survey dated September 4, 2018 revised August 19, 2019. Source of North per Tennessee State Plane Coordinate System NAD83. Parcel containing 16,260 square feet more or less / 0.37 acres more or less.

This is improved property known as 324 21st Avenue North, Nashville, Tennessee 37203 and 326 21st Avenue North, Nashville, Tennessee 37203.

IN WITNESS WHEREOF, the undersigned Grantor has executed this instrument or has caused same to be executed this 20th day of August, 2019.

FAITH FAMILY MEDICAL CENTER,
a Tennessee nonprofit corporation

By: Laura Hobson
Laura Hobson, President and CEO

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

The actual consideration for this transfer is $ 1,459038.00

Sherry Mast
Sherry Mast, Affiant

Sworn to and subscribed before me this 20th day of August, 2019.

Notary Public

LINDSEY JESPERSON STEEN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires July 6, 2020

My Commission Expires:

July 6, 2020

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public in and for the County and State aforesaid, personally appeared Laura Hobson, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself/herself to be the President and CEO of FAITH FAMILY MEDICAL CENTER, a Tennessee nonprofit corporation, and that she as such President and CEO, being authorized to do so, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by herself as such President and CEO.

WITNESS my hand and seal at office in Nashville, Tennessee, this the 20th day of August, 2019.

Notary Public

My Commission Expires:



Tennessee Certification of Electronic Document

I, Heather Wood, do hereby make oath that I am a licensed attorney and/or 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.

Signer's Name

Heather Wood

Signature

State of Tennessee

County of Williamson

Personally appeared before me, Brina Mathis, a notary public for this county and state, Heather Wood, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Name

Signer's Name

Brina Mathis

Notary Signature

MY COMMISSION EXPIRES: 4-21-2020

NOTARY'S SEAL

BRINA MATHIS
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

(3) All electronic documents eligible for registration pursuant to this subsection are validly registered when accepted for recording by the county register. Electronic documents registered by county registrars prior to July 1, 2007 shall be considered validly registered with or without the certification provided in subsection (2).