This instrument was prepared by:
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Karen Johnson Davidson County
Batch# 288158 DEEDQC
09/19/2019 10:31:30 AM 5 pgs
Fees: $27.00 Taxes: $0.00
20190919-0095176

QUITCLAIM DEED

ADDRESS OF NEW OWNER	SEND TAX BILLS TO	MAP/PARCEL NOS.
6700 Charlotte Partners, LLC 3201 Trevor Street, Ste 200 Nashville, TN 37209	NEW OWNER	10200005600

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, **James Bryan Lewis and Hilda M. Lewis, Trustees of the James A. Lewis 2012 Irrevocable Trust u/a/d December 14, 2012** ("Grantor"), does hereby quitclaim, transfer and convey unto **6700 Charlotte Partners, LLC, a Tennessee limited liability company** ("Grantee"), its successors and assigns, all of Grantor's right, title and interest in and to certain tracts or parcels of land located in Nashville, Davidson County, Tennessee and described with greater particularity in Exhibit A, attached and incorporated by reference (the "Property").

The above-referenced land is improved property commonly known as 6682 Charlotte Pike, Nashville, Tennessee 37209.

Whenever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

[The remainder of this page has intentionally been left blank, signatures to follow on next page.]

IN WITNESS WHEREOF, the Grantor has caused this instrument to be executed as of this 18 day of September 2019.

GRANTOR:

James A. Lewis 2012 Irrevocable Trust u/a/d December 14, 2012

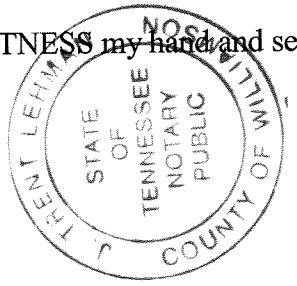
By: _____
James Bryan Lewis, Trustee

By: _____
Hilda M. Lewis, Trustee

STATE OF TENNESSEE)
) SS:
COUNTY OF DAVIDSON)

Before me, a Notary Public of the State and County aforesaid, personally appeared James Bryan Lewis and Hilda M. Lewis, Trustees, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged themselves to be the Trustees of The James A. Lewis 2012 Irrevocable Trust u/a/d December 14, 2012, and that they as such Trustees executed the foregoing instrument for the purposes therein contained with the authority to transfer and convey by themselves as trustee(s) under the said James A. Lewis 2012 Irrevocable Trust u/a/d December 14, 2012.

WITNESS my hand and seal at office this _____ day of September 2019.



_____
Notary Signature

_____
Print Notary Name
My Commission Expires: 11/14/21

STATE OF TENNESSSEE)
COUNTY OF _____)

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

_____
Affiant

Subscribed and sworn to before me this the ____ day of September 2019.

_____
Notary Public

My Commission Expires: ____

IN WITNESS WHEREOF, the Grantor has caused this instrument to be executed as of this ____ day of September 2019.

GRANTOR:

James A. Lewis 2012 Irrevocable Trust u/a/d December 14, 2012

By: _____
James Bryan Lewis, Trustee

By: _____
Hilda M. Lewis, Trustee

STATE OF TENNESSEE)
) SS:
COUNTY OF DAVIDSON)

Before me, a Notary Public of the State and County aforesaid, personally appeared James Bryan Lewis and Hilda M. Lewis, Trustees, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged themselves to be the Trustees of The James A. Lewis 2012 Irrevocable Trust u/a/d December 14, 2012, and that they as such Trustees executed the foregoing instrument for the purposes therein contained with the authority to transfer and convey by themselves as trustee(s) under the said James A. Lewis 2012 Irrevocable Trust u/a/d December 14, 2012.

WITNESS my hand and seal at office this _____ day of September 2019.

_____
Notary Signature

_____
Print Notary Name
My Commission Expires:

STATE OF TENNESSSEE)
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 the 18 day of September 2019.

_____
Notary Public

My Commission Expires: Sept. 6, 2022

BRANDI NORRED MAIORINO
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 09-06-2022

EXHIBIT A

Property Description

Tract 2 (6682 Charlotte Pike):

Land in Davidson County, Tennessee, being Lot No. 1 on the Plan of Tenneco West Meade Site, a resubdivision of part of Lot No. 4 on the Map of Mount Hickory, of record in Book 332, Page 68, said plan being of record in Book 4470, page 92, in the Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.

As further described according to a survey dated September 16, 2019, prepared by Kenneth D. Church, TN RLS 1004, Survey Manager, TTL INC., 5010 Linbar Drive Suite #153, Nashville, Tennessee, under TTL Project Number 00180803195.00, as follows (Source of North Tennessee State Plane Coordinate System):

Beginning at a found rail road spike (State Plane Coordinates N: 657,688.13 E: 1,707,624.11) in the north right of way line of Charlotte Pike common corner with "West Meade Condominiums" in Plat Book 5200 Page 430 recorded in the Davidson County Register of Deeds, thence with said right of way a curve to the right with a radius of 2,824.79 feet (Arc 171.70'), Chord Bearing South 51 Degrees 37 Minutes 21 Seconds West for 171.67 feet a found 5/8" diameter iron rebar with TTL INC Cap common corner Lot 1 in C.H.S. Subdivision, Plat book 5060 Page 110 recorded in Plat Book 5200 Page 430 in the Davidson County Register of Deeds;

Thence with said line North 48 Degrees 24 Minutes 18 Seconds West for 174.53 feet to a found 5/8" diameter iron rebar with TTL INC Cap in the line of "West Meade Condominiums" in Plat Book 5200 Page 430 recorded in the Davidson County Register of Deeds;

Thence with said line the following two calls and distances:

1. North 47 Degrees 10 Minutes 10 Seconds East for 170.00 feet to a found 5/8" diameter iron rebar;

2. South 48 Degrees 21 Minutes 57 Seconds East for 187.91 feet to a found 5/8" diameter iron rebar the POINT OF BEGINNING.

Said lot area being 30,780.83 square feet, more or less or 0.71 acres, more or less.

Being the same property conveyed to 6700 Charlotte Partners, LLC, a Tennessee limited liability company, by the deed of record as Instrument No. 201909190095175, in the Register's Office for Davidson County, Tennessee.

Certificate of Authenticity

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.

Heather Wood

Signature

State of Tennessee

County of Williamson

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

Ashley Osgood

Notary's Signature

My Commission Expires: 11/9/2019.

Notary's Seal (If on paper)

ASHLEY N OSGOOD
STATE OF TENNESSEE
NOTARY PUBLIC
COUNTY OF KNOX