Karen Johnson Davidson County
Batch# 336890 DEEDQC
12/31/2019 01:46:19 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20191231-0135115

QUITCLAIM DEED

Address New Owner as Follows:	Send Tax Bills To:	Map-Parcel No.
SH1 Prop LLC P.O. Box 68286 Nashville, TN 37206	(same)	Map 82-06 Parcel 8

This instrument prepared by: WALLER LANSDEN DORTCH & DAVIS, LLP, Philip F. Head, Esq., 511 Union Street, Suite 2700, Nashville, Tennessee 37219-1760

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

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

Affiant

Subscribed and sworn to before me, this the 31st day of December, 2019.

NOTARY PUBLIC
My Commission Expires: 5-8-2022

FOR AND IN CONSIDERATION of Ten Dollars ($10.00), and other good and valuable consideration, George R. Hazlewood, by his presents, does hereby quitclaim and convey unto SH1 Prop LLC, a Tennessee limited liability company ("Grantee"), its successors and assigns, all of his right, title and interest, in and to the following described land in Davidson County, Tennessee:

(See Exhibit A attached hereto for a more complete and accurate Legal Description)

This is unimproved property known as 828 Dickerson Pike, Nashville, Tennessee 37207.

IN WITNESS WHEREOF, Grantor has executed this instrument on the 31st day of December, 2019.

George R. Hazlewood

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named George R. Hazlewood, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who upon oath acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and seal, at office in Nashville, Tennessee, this the 31st day of December, 2019.

Notary Public

My Commission Expires: 3/7/23

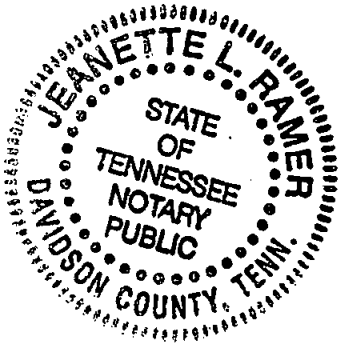


Exhibit A

Legal Description

Being a tract of land lying in Nashville, Davidson County, Tennessee; and part of lot No. 1 in the Partition of Mary R. Brown's property of record in Book 314, pages 540 and 541; and being more particularly described as follows:

Beginning at an existing iron rod with a TN No 1756 cap, said iron rod being on the westerly right-of-way line of Dickerson Pike, 66 feet in width, at a corner common with the property conveyed to William M. Coats Limited Family Partnership, of record in Instrument Number 20060201-0012427 in the Register's Office for Davidson County, Tennessee; Thence with the westerly right-of-way line of Dickerson Pike, South 5 deg 49 min 30 sec West, 200.01 feet to an existing nail at a corner common with Lot 1 on the Resubdivision of The Nashville Housing Authority Subdivision of record in Instrument Number 20011031-0118522; Thence leaving the westerly right-of-way line of Dickerson Pike with the northerly line of said Lot 1, North 83 deg 38 min 08 sec West, 222.58 feet to an existing iron rod with Chandler cap on the easterly line of Lot 1, Cleveland Street Commercial Plan, Section 1 of record in Book 6250, Page 986; Thence with the easterly line of said Lot 1, North 6 deg 19 min 10 sec East, 200.00 feet to an existing iron rod with Cherry cap; Thence first with the southerly line of aforesaid Lot 1, Cleveland Street Commercial Plan, then with the southerly line of aforesaid property conveyed to William M. Coats Limited Family Partnership, South 83 deg 38 min 08 sec East, 220.85 feet to the point of beginning; containing 44,343 square feet or 1.018 acres more or less. This description was written from a survey prepared by Clint Elliott Survey, last revised December 28, 2019 and titled ALTA/NSPS Land Title Survey of 828 Dickerson Pike.

Being the same property conveyed to George Hazelwood and wife, Louise Hazelwood, by deed from Candace Elizabeth Hazelwood, of record in Book 4717, page 864, dated May 8, 1959, said Register's Office. The said George Hazelwood having since died leaving Louise Hazelwood the surviving tenant by entirety. Being further conveyed to Louise Hazlewood and George R. Hazlewood, as joint tenants with right of survivorship, by quitclaim deed from Louise Hazelwood a/k/a Louise Hazlewood, of record as Instrument No. 20010718-0076017, dated July 17, 2001, said Register's Office. The said Louise Hazlewood having since died on or about September 3, 2006, leaving George R. Hazlewood the surviving tenant with right of survivorship.