THIS INSTRUMENT PREPARED BY: **Richard L. Rieck, Esq.** **Maynard, Cooper & Gale, P.C.** **3835 Cleghorn Avenue, Suite 250** **Nashville, TN 37215** ANGELA CLINARD STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF DAVIDSON **My Commission Expires May 2, 2022**	STATE OF TENNESSEE COUNTY OF DAVIDSON The actual consideration for this transfer is: $-0-. Robert A. Mallory III Affiant Subscribed and sworn before me this 27th day of January, 2020. Angela Clinard Notary Public My Commission Expires: 5-2-22

Address New Owners:	Send Tax Bills To:	Map and Parcel:
Kerr Bros. & Assoc., Inc. 935 3rd Avenue S Nashville, TN 37210	New Owners	106-09-0-047.00

QUITCLAIM DEED

FOR AND IN CONSIDERATION of Ten and 00/100 Dollars ($10.00) and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, **125 Tredco Drive, LLC,** a Tennessee limited liability company ("**Grantor**"), does hereby quitclaim, transfer and convey unto **Kerr Brothers & Associates, Incorporated,** a Tennessee corporation ("**Grantee**"), its successors and assigns, all of Grantor's right, title and interest in and to certain improved real property located at **120 Tredco Drive, Nashville, Tennessee 37210**, as more particularly described on Exhibit A hereto.

* * *

Karen Johnson Davidson County
Batch# 384904 DEEDQC
04/13/2020 03:09:30 PM 4 pgs
Fees: $22.00 Taxes: $0.00
20200413-0038489

IN WITNESS WHEREOF, Grantor has executed this instrument as of the 27th day of January, 2020.

GRANTOR(S):

125 Tredco Drive, LLC, a Tennessee limited liability company

By: **Kerr Brothers & Associates, Incorporated**, a Tennessee corporation, Its: Sole Member

By: Robert A. Mallory III
Robert A Mallory III, Vice President

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, Robert A Mallory III, the Vice President of Kerr Brothers & Associates, Incorporated, the sole member of 125 Tredco Drive, LLC, a Tennessee limited liability company, the within-named bargainor, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that he, as Vice President of the Kerr Brothers & Associates, Incorporated, the sole member of 125 Tredco Drive, LLC, a Tennessee limited liability company, executed the foregoing instrument for the purposes therein expressed and contained, by signing as Vice President of the sole member of such limited liability company.

Witness my hand and official seal this 27th day of January, 2020.

ANGELA CLINARD
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

Angela Clinard
Notary Public

My Commission Expires
May 2, 2022
My Commission Expires: 5-2-22

EXHIBIT A

Legal Description

A tract of land in the 6th Councilmaniac District, Davidson County, Tennessee. Tract being Lot 2 of the Burns Industrial Subdivision, Section 8, as recorded in Plat Book 4300, Page 13, Register's Office of Davidson County, Tennessee, (RODC). Tract being bounded on the east by lot 3 of the said Burns Industrial Subdivision, Section 8, on the south by the norther Right of Way (ROW) of Tredco Drive, on the west by Lot 1 of the Burns Industrial Subdivision, Section 5, as recorded in Plat Book 3482, Page 20, RODC and on the north by the Michael J. McFarlin tract as recorded in Instrument Number 200808080081929, RODC. Tract being described as follows:

Point of Beginning being an 5/8" iron rod old at the southwestern corner and being on said northern ROW of Tredco Drive. Thence with said northern ROW of Tredco Drive North 85'05'41" West 315/71 feet to a ½" iron rod old; thence with the common line of said Lot 1 North 06'36'19" East 269.69 feet to an iron rod new; thence with the common line of the said the Michael J. McFarlin tract South 85'07'41" East 310.01 feet to a 5/8" iron rod old; thence with the common line of said Lot 3 South 05'27'26" West269.76 feet to the Point of Beginning. Tract contains 84,325 square feet or 1.94 acres.

Being the same property conveyed to 125 Tredco Drive, LLC, a Tennessee limited liability company by deed from Donald R. Gafford of record in Instrument No. 20181101-0108044 in the Register's Office of Davidson County, Tennessee dated 11/01/2018.

Being the same property conveyed to Donald Gafford by quitclaim deed from martin A. Grusin, as Executior of the Estate of Robert V. Gafford of record in Instrument No. 20140108-0002138 Register's Office for Davidson County, Tennessee dated 12/20/2013 and recorded on 01/08/2014.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

SUBJECT TO ALL MATTERS SHOWN ON THE PLAN OF RECORD IN PLAT BOOK 4300, PAGE 13, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

This improved property known as **120 Tredco Drive, Nashville, TN 37210**.

I, Talbott P. Ottinger, 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.

Talbott P. Ottinger

STATE OF TENNESSEE)
) ss.
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a notary public for this county and state, TALBOTT P. OTTINGER who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary Public

My Commission Expires: 1-3-2023

