Karen Johnson Davidson County
Batch# 414978 DEEDQC
06/15/2020 02:20:30 PM 4 pgs
Fees: $22.00 Taxes: $0.00
20200615-0061216

This Instrument Prepared By:

Worman Law Group, PLLC
2000 Richard Jones Road, Suite 240
Nashville, Tennessee 37215

Address New Owner as Follows:	*Send Tax Bills To*
CRP/ECG Charlotte Park, L.L.C. 118 16th Avenue South, Suite 200 Nashville, Tennessee 37203	CRP/ECG Charlotte Park, L.L.C. 118 16th Avenue South, Suite 200 Nashville, Tennessee 37203
Map & Parcel Nos.: 09105012600 & 09105012700	

QUITCLAIM DEED

FOR VALUABLE CONSIDERATION, the receipt and sufficiency of which are acknowledged, **CRP/ECG CHARLOTTE PARK, L.L.C.**, a Delaware limited liability company ("**Grantor**") does hereby quitclaim and transfer unto **CRP/ECG CHARLOTTE PARK, L.L.C.**, a Delaware limited liability company ("**Grantee**"), its successors and assigns, all of Grantor's right, title and interest in and to certain improved real property located in Davidson County, Tennessee, being more particularly described in Exhibit A attached hereto and incorporated herein by reference (the "**Property**").

The purpose of this deed is to combine the referenced tax parcels that are adjacent into one tax parcel.

The Property is unimproved real property located at 0 & 649 Vernon Avenue, Nashville, Tennessee.

This conveyance of Grantor's interest in the Property is made expressly subject to all limitations, restrictions, and encumbrances as may affect the Property.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer is $0.00.

Affiant

Subscribed and sworn to before me this 12th day of June, 2020.

CYNTHIA M. BAILEY STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF DAVIDSON

Notary Public
My Commission Expires: Oct 23, 2023

Executed as of the 12th day of June, 2020.

GRANTOR:

CRP/ECG CHARLOTTE PARK, L.L.C., a Delaware limited liability company

By: _____
Michael Lamping, its Authorized Signatory

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Before me, Cynthia M. Bailey, the undersigned, a Notary Public in and for the County and State aforesaid, personally appeared Michael Lamping, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the Authorized Signatory of CRP/ECG CHARLOTTE PARK, L.L.C., a Delaware limited liability company, the within named bargainor, and that he as such Authorized Signatory, being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the company by himself as Authorized Signatory.

Witness my hand and seal at office in Nashville, Tennessee, this 12th day of June, 2020.

_____
Notary Public

My Commission Expires: Dec 22, 2023

CYNTHIA M. BAILEY
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

EXHIBIT A

LAND SITUATED IN THE 20TH COUNCILMANIC OF DAVIDSON COUNTY, CITY OF NASHVILLE, TENNESSEE AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT AN IRON ROD (OLD), SAID ROD LYING IN THE WESTERLY MARGIN OF VERNON AVENUE (50' R.O.W.), SAID ROD LYING 149.7' MORE OR LESS FROM AN IRON ROD (OLD), SAID ROD BEING THE SOUTHEASTERLY CORNER OF THE HEREON DESCRIBED TRACT; THENCE, ALONG THE NORTHERLY AND WESTERLY LINES OF OIC VERNON AVE. RESIDENCIES OF RECORD IN INSTRUMENTS 201803210026759 AND 201806080055216, R.O.D.C. THE NEXT (2) TWO CALLS:
THENCE, N 80°13'41" W, A DISTANCE OF 199.93' TO AN IRON ROD (OLD); THENCE, S 08°45'24" W, A DISTANCE OF 150.03' TO AN IRON ROD (OLD); THENCE, ALONG THE NORTHERLY LINE OF MOSSWOOD HEIGHTS, SECTION 2 OF RECORD IN PLAT BOOK 4175, PAGE 155, R.O.D.C. N 80°38'04" W, A DISTANCE OF 515.49' TO AN IRON ROD (OLD); THENCE, ALONG THE EASTERLY LINE OF RESERVED PARCEL "B", AS SHOWN ON MOSSWOOD HEIGHTS, SECTION 2 OF RECORD IN PLAT BOOK 4175, PAGE 155, R.O.D.C. N 08°58'18" E, A DISTANCE OF 294.30' TO AN IRON ROD (NEW); THENCE, ALONG THE SOUTHERLY LINE OF THE MULCH PROPERTY COMPANY OF RECORD IN DEED BOOK 8407, PAGE 771, R.O.D.C. S 80°31'22" E, A DISTANCE OF 715.00' TO AN IRON ROD (NEW); THENCE, ALONG THE WESTERLY MARGIN OF SAID VERNON AVENUE S 09°01'56" W, A DISTANCE OF 144.30' TO THE POINT OF BEGINNING. CONTAINING AN AREA OF 180,390 SQUARE FEET OR 4.14 ACRES, MORE OR LESS.

BEING THE SAME PROPERTY CONVEYED TO CRP/ECG CHARLOTTE PARK, L.L.C., A DELAWARE LIMITED LIABILITY COMPANY, BY SPECIAL WARRANTY DEED OF RECORD IN INSTRUMENT NO. 20200306-0025664, IN THE REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

Tennessee Certification of Electronic Document

I, Cynthia M. Bailey, do hereby make oath that I am a licensed attorney and/or the
Signer's Name

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.

Cynthia M. Bailey
Signature

State of Tennessee

County of Davidson

Personally appeared before me, Kelly Louis Worman, a notary public for this county and state,
Notary's Name

Cynthia M. Bailey, who acknowledges that this certification of an electronic document is
Signer's Name

true and correct and whose signature I have witnessed.

KELLY LOUIS WORMAN
Notary's Signature

KELLY LOUIS WORMAN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

MY COMMISSION EXPIRES: 1-3-23

NOTARY'S SEAL

(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).

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