Karen Johnson Davidson County
Batch# 418991 DEEDQC
06/18/2020 11:14:20 AM 4 pgs
Fees: $22.00 Taxes: $0.00
20200618-0064089

THIS INSTRUMENT PREPARED BY:
Robert R. Campbell, Jr., Esq.
Waller Lansden Dortch & Davis, LLP
511 Union Street, Suite 2700
Nashville, Tennessee 37219

ADDRESS NEW OWNER:
H.G. Hill Realty Company, LLC
3011 Armory Drive, Suite 130
Nashville, Tennessee 37204

SEND TAX BILL TO:
SAME

MAP-PARCEL NO.:
p/o Map-Parcel No.
093-04-0-051.00

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00), cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, **H.G. HILL COMPANY,** a Tennessee corporation (the "Grantor"), does hereby quitclaim and convey unto **H.G. HILL REALTY COMPANY, LLC**, a Tennessee limited liability company (the "Grantee"), its successors and assigns, all of the Grantor's right, title and interest in and to that certain tract or parcel of land located in Davidson County, Tennessee, which is described on Exhibit A, attached hereto and incorporated herein by reference, and the improvements located thereon, if any (hereinafter, the "Property").

This is improved property located at 600 Shelby Avenue, Nashville, Davidson County, Tennessee.

The Property is conveyed subject to such limitations, restrictions and encumbrances as may affect the premises. The Grantor makes no representations or warranties whatsoever with regard to the Property or the Grantor's interest therein.

[*signature page follows*]

IN WITNESS WHEREOF, the Grantor has caused this Quitclaim Deed to be executed effective as of the 17 day of June, 2020.

H.G. HILL COMPANY,
a Tennessee corporation

By: _____
Name: Celeste Patterson
Title: Vice President and Treasurer

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public in and for the County and State aforesaid, personally appeared Celeste Patterson, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who upon oath acknowledged herself to be the Vice President and Treasurer of **H.G. HILL COMPANY**, the within named bargainor, a Tennessee corporation, and that she as such Vice President and Treasurer, being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by herself as such Vice President and Treasurer.

Witness my hand and seal, this the 16th day of June, 2020.

_____
NOTARY PUBLIC

My Commission Expires: 5-8-2022

LINDA J. BOGGESS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires MAY 2, 2022

4825-5427-6799

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

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

AFFIANT

Subscribed and sworn to before me
this 16th day of June, 2020.

Notary Public

My Commission Expires: 5-2-2022

LINDA J. BOGGESS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires MAY 2, 2022

4825-5427-6799

EXHIBIT A

Property Description

Land in Davidson County, Tennessee, being Lots 145 and 146, as shown on the map entitled Williams Second Addition to Edgefield (Now East Nashville), of record in Plat Book 21, Page 60, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description.

Being the same property conveyed to H.G. Hill Company, by deed from George L. Drufenbrock and wife, Bessie Drufenbrock, Andrew Drufenbrock (unmarried) and Hazel Drufenbrock (unmarried), of record in Book 658, Page 653, dated April 6, 1925, said Register's Office.