QUITCLAIM DEED

Karen Johnson Davidson County
Batch# 441013 DEEDQC
07/21/2020 08:46:22 AM 2 pgs
Fees: $12.00 Taxes: $0.00

20200721-0079717

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION FOR THIS TRANSFER IS $0.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 13 DAY OF July, 2020. Lynda Heflin
Notary Public

MY COMMISSION EXPIRES: 07.03.2023
(AFFIX SEAL)

LYNDA HEFLIN STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

THIS INSTRUMENT WAS PREPARED BY (and return to):
Rudy Title & Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
Belmont University (NAME)	**Same** (NAME)	
1900 Belmont Boulevard (ADDRESS)	(ADDRESS)	**10416031400** **10416031100**
Nashville, Tennessee 37212-3757 (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND, PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATION, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED,

BELMONT REAL ESTATE HOLDINGS I, LLC ("GRANTOR")

HAS BARGAINED AND SOLD, AND BY THESE PRESENTS DOES TRANSFER AND CONVEY UNTO

BELMONT UNIVERSITY ("GRANTEE")

ITS HEIRS, SUCCESSORS AND ASSIGNS, THAT CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO WIT:

TRACT I

Land in Davidson County, Tennessee, being the westerly part of Lot No. 91 on the Map of Avalyn Place, as of record in Book 161, page 50, Register's Office for said County.

BEGINNING on the southerly margin of Compton Avenue at the corner of Lots Nos. 90 and 91; thence with the line between said two lots, southwardly 140 feet to the northerly margin of an alley; thence with said alley, eastwardly 49 feet, more or less, to the westerly margin of 15th Avenue South, as widened; thence with said Avenue, northwardly 140 feet, more or less, to the southerly margin of Compton Avenue; thence with said Avenue, westwardly 49 feet, more or less, to the point of beginning.

Being the same property conveyed to Belmont Real Estate Holdings I, LLC by Quitclaim Deed of record in Instrument Number 20090714-0065876, Register's Office for Davidson County, Tennessee.

TRACT II

Land in Davidson County, Tennessee, being Lot No. 88 on the Plan of Avalyn Place, as of record *in* Book 161, page 150, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete *and* accurate legal description. This property description was taken from the prior conveyance of the real property to the Grantor in this conveyance.

Being the same property conveyed to Belmont Real Estate Holdings I, LLC by Quitclaim Deed of record in Instrument Number 20090730-0071212, Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS SUBJECT TO ANY AND ALL EXISTING EASEMENTS AND RESTRICTIONS AS SHOWN OF RECORD.

*****This instrument has been prepared by information provided by the parties*****
*****No title search was conducted and no representations regarding title have been made by the Drafter*****

This is **improved** property known as: **1507 Compton Ave, Nashville, TN 37212**
1501 Compton Ave, Nashville, TN 37212

Witness our hands this the 13 day of July, 2020.

LYNDA HEFLIN
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY

BELMONT REAL ESTATE HOLDINGS, I, LLC

Sole Member: Belmont University, A Tennessee Non-profit Corporation

By: Robert C. Fisher
Robert C. Fisher, President

STATE OF Tenn.)
COUNTY OF Davidson)

On this the 13 day of July, 2020, before me personally appeared **Robert C. Fisher**, to me known (or proved to me on the basis of satisfactcry evidence) and who, upon oath, acknowledged himself to be the **President** of **Belmont University, which is the sole member of Belmont Real Estate Holdings I, LLC** the within named bargainor, and that she as such **President of Belmont University,** and being authorized to do so, executed the foregoing instrument for the purposes therein contained, by signing the name of **Belmont University, which is the sole member of Belmont Real Estate Holdings I, LLC**, by himself as **President.**

Witness my hand and official seal, this the 13 day of July, 2020.

Lynda Heflin
Notary Public

My Commission Expires: 07.03.2023