Karen Johnson Davidson County
Batch# 573416 DEEDQC
02/12/2021 08:41:30 AM 6 pgs
Fees: $32.00 Taxes: $0.00
20210212-0020097

This Instrument Prepared By:
Hannah K.V. Cassidy
Reno & Cavanaugh, PLLC
424 Church Street, Suite 2910
Nashville, TN 37219

QUITCLAIM DEED

Address New Owner(s):	Send Tax Bills to:	Map/Par.
Samaritan Recovery Community, Inc.	Samaritan Recovery Community, Inc.	093-03-0-126.00
2206 21st Ave. S	2206 21st Ave. S	093-03-0-132.00
Nashville, TN 37212	Nashville, TN 37212	093-03-0-133.00

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration for this transfer is ZERO and 00/100 Dollars ($0.00).

Affiant

SUBSCRIBED AND SWORN TO before me, on this 11th day of February, 2021.

Notary Public

LEAH F. GUNTER STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

My Commission Expires: March 8, 2021

THE PURPOSE OF THIS DEED IS TO COMBINE THE PROPERTY INTO ONE PARCEL

For and in consideration of the sum of TEN and 00/100 Dollars ($10.00), the receipt and sufficiency of which are hereby acknowledged, **SAMARITAN RECOVERY COMMUNITY, INC.,** a Tennessee nonprofit corporation, formerly known as **SAMARITANS INC.,** a Tennessee nonprofit corporation ("Grantor"), does hereby quitclaim unto **SAMARITAN RECOVERY COMMUNITY, INC.,** a Tennessee nonprofit corporation ("Grantee"), its, successors and assigns, all of Grantor's rights, title and interest in and to a certain tract or parcel of land located in Davidson County, Tennessee, more particularly described on Exhibit A attached hereto and incorporated herein

by this reference together with all improvements, buildings, and structures located thereon (the "Property").

The Property is improved property located at 319 S. 4th St., Nashville, Davidson County, Tennessee 37206.

The Property is conveyed subject to such limitations, restrictions and encumbrances as may affect the Property.

[SIGNATURE APPEARS ON THE FOLLOWING PAGE]

Witness my hand as of the 11th day of February, 2021.

GRANTOR:

SAMARITAN RECOVERY COMMUNITY, INC., a Tennessee nonprofit corporation, formerly known as **SAMARITANS INC.**, a Tennessee nonprofit corporation

By: _____

Name: Todd Friedenberg

Title: Board Chairman

STATE OF TENNESSEE
COUNTY OF Davidson

Before me, the undersigned, a Notary Public in and for the County and State aforesaid, personally appeared Todd Friedenberg, 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 Chairman of Samaritan Recovery Community, Inc., the within named bargainor, a Tennessee nonprofit corporation, and that he as such officer being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by himself as such officer.

WITNESS my hand and seal at office in the aforesaid county and state, this the 11th day of February, 2021.

_____
Notary Public

My Commission Expires: March 8, 2021

LEAH F. GUNTER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

202102120020097

EXHIBIT A

PROPERTY DESCRIPTION

TRACT 1 (Tax Parcel 09303012600):

Land in Davidson County, Tennessee, being Lot No. 1, as shown on the map entitled Plan of Samaritan Center, of record in Plat Book 7900, page 122, revised in Plat Book 7900, page 162, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate property description.

Being the same property conveyed to SAMARITANS INC., A TENNESSEE CORPORATION, by deed from EZRA THORNTON, UNMARRIED, of record in Warranty Deed Book 4205, page 340, dated January 12, 1968, said Register's Office.

TOGETHER WITH that portion of Alley Number 264 and Alley Number 305 abandoned by the Metropolitan Government of Nashville and Davidson County to the abutting property owners by Ordinance No. BL2020-538.

TRACT 2 (Tax Parcel 09303013200):

Land in Davidson County, Tennessee, being Lot No. 2, as shown on the map entitled Subdivision of Hollins Property, of record in Book 421, page 15, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate property description.

Being the same property conveyed to SAMARITAN RECOVERY COMMUNITY, INC., A TENNESSEE CORPORATION, by deed from LARRY J. BURGE, A SINGLE MAN, of record as Instrument No. 20061204-0149313, dated November 30, 2006, said Register's Office.

TOGETHER WITH that portion of Alley Number 305 abandoned by the Metropolitan Government of Nashville and Davidson County to the abutting property owners by Ordinance No. BL2020-538.

INCLUDED IN THE ABOVE PROPERTY DESCRIPTION BUT EXCLUDED THEREFROM is that portion thereof described in Deed of record in Book 3833, page 508, said Register's Office.

TRACT 3 (Tax Parcel 09303013300):

Land in Davidson County, Tennessee, being Lot(s) 1, as shown on the map entitled Subdivision of Hollins Property, of record in Book 421, page 15, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate property description.

Being the same property conveyed to SAMARITAN RECOVERY COMMUNITY, INC, A TENNESSEE CORPORATION, by deed from LARRY J. BURGE, A SINGLE MAN, AND DIXIE DEA BURGE, A SINGLE WOMAN, of record as Instrument No. 20021218-0156176, dated December 6, 2002, said Register's Office.

TOGETHER WITH that portion of Alley Number 305 abandoned by the Metropolitan Government of Nashville and Davidson County to the abutting property owners by Ordinance No. BL2020-538.

INCLUDED IN THE ABOVE PROPERTY DESCRIPTION BUT EXCLUDED THEREFROM is that portion thereof described in Deed of record in Book 3406, page 333, said Register's Office.

The above described tracts also being described by survey prepared by Michael H. Charette, RLS #2048, with Cherry Land Surveying, Inc., dated February 27, 2020, Job No. 20022, and being more particularly described as follows:

Being a tract of land lying in Nashville, Davidson County, Tennessee, also being Lots 1 & 2 of Hollins Property Subdivision, as of record in Plat Book 421, Page 15, at the Register's Office for Davidson County, Tennessee, Lot 1 of the Revised Plat of the Samaritan Center, as of record in Plat Book 7900, Page 162, at the Register's Office for Davidson County, Tennessee, and a portion of Alley Number 305 abandoned by the Metropolitan Government of Nashville and Davidson County to the abutting property owners by Ordinance No. BL2020-538, and being more particularly described as follows:

Beginning at an "X" in concrete at the intersection of the westerly right-of-way line of South 5th Street and the northerly right-of-way line of Shelby Avenue;

Thence leaving the westerly right-of-way line of South 5th Street, with the northerly right-of-way line of Shelby Avenue, South 65 deg 18 min 08 sec West, 421.37 feet to an "X" on wall;

Thence with a curve to the right, along an arc length of 23.51 feet, the central angle of which is 89 deg 48 min 44 sec, the radius of which is 15.00 feet, the chord of which is North 69 deg 47 min 30 sec West, 21.15 feet to an "X" on wall, at the intersection with the easterly right-of-way line of South 4th Street;

Thence leaving the northerly right-of-way line of Shelby Avenue with the easterly right-of-way line of South 4th Street, North 24 deg 53 min 08 sec West, 272.37 feet to a pk nail set;

Thence North 24 deg 52 min 40 sec West, 175.86 feet to a pk nail set;

Thence with a curve to the right, along an arc length of 31.47 feet, the central angle of which is 90 deg 08 min 38 sec, the radius of which is 20.00 feet, the chord of which is North 20 deg 11 min 39 sec East, 28.32 feet to a pk nail set at the intersection of the southerly right-of-way line of Alley #263;

Thence leaving the easterly right-of-way line of South 4th Street, with the southerly right-of-way line of Alley #263, North 65 deg 15 min 58 sec East, 220.49 feet to an iron rod set;

Thence North 24 deg 52 min 44 sec West, 6.45 feet to a pk nail set;

Thence North 65 deg 16 min 00 sec East, 179.88 feet to an iron rod set;

Thence with a curve to the right, along an arc length of 31.54 feet, the central angle of which is 90 deg 20 min 41 sec, the radius of which is 20.00 feet, the chord of which is South 69 deg 33 min 39 sec East, 28.37 feet to a pk nail set, at the intersection with the westerly right-of-way line of South 5th Street;

Thence leaving the southerly right-of-way line of Alley #263, with the westerly right-of-way line of South 5th Street, South 24 deg 23 min 19 sec East, 469.84 feet to the POINT OF BEGINNING. Containing 212,984 square feet or 4.889 acres more or less.

Being the same property conveyed to Samaritans, Inc., as of record in Deed Book 4205, Page 340, at the Register's Office for Davidson County, Tennessee and the property conveyed to Samaritan Recovery Community, Inc., as of record in Instrument Number: 20021218-0156176 and Instrument Number: 20061204-0149313, at the Register's Office for Davidson County, Tennessee and closed by Council Bill BL2020-238.

True Copy Certification

I, Emma Elliott, do hereby make oath that I am 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.

Emma Elliott

State of TENNESSEE
County of DAVIDSON

Personally appeared before me, Samia Mackay, a notary public for this county and state, Emma Elliott, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary Public

My Commission Expires: 03-06-2024

SAMIA Y. MACKAY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY