Karen Johnson Davidson County
Batch# 601705 DEEDQC
03/29/2021 09:49:30 AM 5 pgs
Fees: $27.00 Taxes: $0.00
20210329-0040619

This instrument prepared by and after recording return to:

Thompson Burton PLLC
One Franklin Park
6100 Tower Circle, Suite 200
Franklin, Tennessee 37067
Attn: Walt Burton, Esq.

QUIT CLAIM DEED

Address New Owner(s) as follows:	Send Tax Bills To:	Tax Parcel
Shoppes at Old Burkitt, LLC 9010 Overlook Blvd. Brentwood, Tennessee 37027	New Owner	186-00-0-002.00 186-00-0-003.00

FOR AND IN CONSIDERATION of the sum of Ten Dollars and No/100 ($10.00), cash in hand paid by the Grantee and other good and valuable consideration accepted as cash, the receipt and sufficiency of which are hereby acknowledged, **RALPH JENKINS**, a married person, as to an undivided ninety percent (90%) interest, and **EDWARD D. JOHNSON**, a married person, as to an undivided ten percent (10%) interest (hereinafter collectively referred to as "Grantor"), herein this day and does by these presents forever **QUITCLAIM** to **SHOPPES AT OLD BURKITT, LLC**, a Tennessee limited liability company (hereinafter referred to as "Grantee"; the terms "Grantor" and "Grantee" to include their respective heirs, legal representatives, successors and assigns where the context requires or permits) all the right, title, interest, claim or demand which Grantor has or may have had in and to the real property described on **Exhibit "A"** attached hereto and made a part hereof by this reference together with all easements, appurtenances, improvements, and fixtures (the "Property").

[*Signatures Commence on Following Page*]

IN WITNESS WHEREOF, the Grantor has caused this instrument to be executed on this 19 day of March, 2021, but is effective as of the 24 day of March, 2021.

GRANTOR:

By: Ralph Jenkins
RALPH JENKINS

STATE OF TENNESSEE)
COUNTY OF Williamson)

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, RALPH JENKINS, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the foregoing instrument for the purposes therein expressed and contained.

Witness my hand and official seal this 19 day of March, 2021

My Commission Expires:
7/1/23

Notary Public

SANDY McCOLLUM STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

GRANTOR:

By: Edward D. Johnson
EDWARD D. JOHNSON

STATE OF TENNESSEE)
COUNTY OF Williamson)

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, EDWARD D. JOHNSON, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the foregoing instrument for the purposes therein expressed and contained.

Witness my hand and official seal this 19 day of March, 2021

My Commission Expires:
7/1/23

Notary Public

SANDY McCOLLUM STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

EXHIBIT "A"

Legal Description of the Property

LAND IN THE 5TH CIVIL DISTRICT OF DAVIDSON COUNTY, TENNESSEE, AND MAY BE MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A 1/2" IRON PIN FOUND AT THE RIGHT OF WAY LINE INTERSECTION OF NOLENSVILLE PIKE AND OLD BURKITT ROAD; THENCE WITH SAID RIGHT OF WAY LINE OF NOLENSVILLE PIKE N 36°16'52" W A DISTANCE OF 416.76 FEET TO A 1/2" IRON PIN FOUND; THENCE LEAVING SAID RIGHT OF WAY LINE WITH THE ZADIK HOLDINGS, LLC PROPERTY, RECORDED IN INSTR. NO. 20060711-0082879 N 53°33'44" E A DISTANCE OF 647.82 FEET TO A 1/2" IRON PIN FOUND; THENCE WITH THE SOUTHPOINT OF TN LLC PROPERTY, RECORDED IN INSTR. NO. 20200210-0015278, AS FOLLOWS: S 50°46'29" E A DISTANCE OF 204.94 FEET TO A 1/2" IRON PIN SET; THENCE S 51°22'41" E A DISTANCE OF 204.91 FEET TO A 1/2" IRON PIN FOUND; THENCE WITH THE BRENTWOOD UNITED METHODIST PROPERTY, RECORDED IN INSTR. NO. 20180212-0014019 S 27°19'25" W A DISTANCE OF 544.19 FEET TO A 1/2 IRON PIN SET IN THE NORTH RIGHT OF WAY LINE OF OLD BURKITT ROAD, AS RECORDED IN INSTR. NO. 20200722-0080367; THENCE WITH SAID NORTH RIGHT OF WAY LINE, AS FOLLOWS: N 80°50'03" W A DISTANCE OF 155.97 FEET TO A 1/2" IRON PIN SET; THENCE N 84°47'01" W A DISTANCE OF 41.81 FEET TO A 1/2" IRON PIN SET; THENCE N 84°51'34" W A DISTANCE OF 47.04 FEET TO A 1/2" IRON PIN SET; THENCE N 84°56'23" W A DISTANCE OF 21.52 FEET TO A 1/2" IRON PIN SET; THENCE WITH A CURVE TURNING TO THE LEFT WITH AN ARC LENGTH OF 65.21 FEET WITH A RADIUS OF 217.00 FEET WITH A CHORD BEARING OF S 85°34'35" W, WITH A CHORD LENGTH OF 64.97 FEET TO A 1/2" IRON PIN SET; THENCE N 84°33'53" W A DISTANCE OF 9.60 FEET TO THE POINT OF BEGINNING, HAVING AN AREA OF 369,968 SQUARE FEET, 8.493 ACRES, MORE OR LESS.

Said property being collectively the same property conveyed to: (i) BRENTWOOD UNITED METHODIST DBA THE VILLAGE CHURCH NASHVILLE, A TENNESSEE NONPROFIT CORPORATION, by deed from MICHAEL L. HANCOCK, UNMARRIED, of record as Instrument No. 20180212-0014018, dated February 12, 2018, said Register's Office; and (ii) RALPH JENKINS, A MARRIED PERSON, AN UNDIVIDED NINETY PERCENT INTEREST, AND EDWARD D. JOHNSON, A MARRIED PERSON, AN UNDIVIDED TEN PERCENT INTEREST, by deed from NORMA JEAN BOATES, AN UNMARRIED PERSON, of record as Instrument No. 20121019-0096167, dated October 17, 2012, said Register's Office.

AFFIDAVIT OF VALUE

I, Brandy Gomaz, hereby swear or affirm that, to the best of my knowledge, information and belief, the actual consideration for this transfer is $0.00.

Subscribed and sworn to before me this 24th day of March, 2021.

Brandy Gomaz
Affiant

Melissa Ann Foster
Notary Public

My Commission Expires: 10/2/2023

MELISSA ANN FOSTER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES OCTOBER 2, 2023

True Copy Certification

I, Melissa Foster, 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.

Melissa Foster

Signature

State of Tennessee

County of Davidson

Personally appeared before me, Brandy Gomaz, a notary public for this county and state, Melissa Foster, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Brandy Gomaz

Notary's Signature

My Commission Expires: 7-5-21

Notary' Seal (if on paper)

