Karen Johnson Davidson County
Batch# 962217 DEEDQC
01/18/2023 01:12:30 PM 5 pgs
Fees: $27.00 Taxes: $0.00
20230118-0004109

This instrument prepared by:

Bass, Berry & Sims PLC (BHS)
150 Third Avenue South, Suite 2800
Nashville, TN 37201
615-742-6200

QUITCLAIM DEED

Address of New Owner	Send Tax Bills To	Map and Parcel
4601 Dustin Lane General Partnership 4601 Dustin Lane Nashville, TN 37220	Same	132-09-0-129.00 Davidson County

For good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, the undersigned, PIERCE INVESTMENT COMPANY, L.P., a Tennessee limited partnership, does hereby quitclaim, transfer and convey all of its right, title and interest in and to the following described real property to 4601 DUSTIN LANE GENERAL PARTNERSHIP, a Tennessee general partnership, said property being a certain parcel of land in Davidson County, Tennessee more particularly described on Exhibit A hereto.

Said property is conveyed subject to such limitations, restrictions and encumbrances as may affect the premises.

The above description is the same as in the prior deed.

IN TESTIMONY WHEREOF, the grantor has executed this deed on the 10 day of November, 2022.

PIERCE INVESTMENT COMPANY, L.P.

By: Pierce Management Company, LLC,
General Partner

By: _____
Victoria Pierce Turner, President

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Before me, a Notary Public of the State and County aforesaid, personal appeared Victoria Pierce Turner, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained, and who further acknowledged that she is the President of Pierce Management Company, LLC, the General Partner of Pierce Investment Company, L.P., and is authorized by the entity to execute this instrument on behalf of the entity.

WITNESS my hand and seal this 10 day of November, 2022.

_____
My Commission Expires Notary Public

My Commission Expires: November 6, 2024

KYLE DEMONBREUN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer of property is $0.

Affiant

Sworn to and subscribed before me this 10 day of November, 2022.

Notary Public

My Commission Expires: November 6, 2024

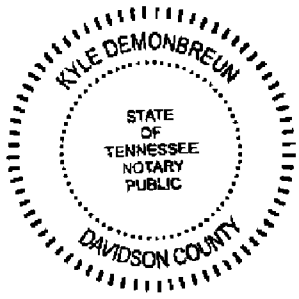


EXHIBIT A

A certain tract or parcel of land in Davidson County, State of Tennessee, described as follows to-wit:

Being a part of the unnumbered 1.9 acre tract as shown on the Plan of Oak Hill Subdivision, No. 1, of record in Book 547, page 49, Register's Office for said County, and further described according to a survey by John Kohl dated October 14, 1985, as follows:

Beginning at a point in the Southerly margin of Battery Road at the Northeast corner of Lot No. 11 on said Plan; thence with the Southerly margin of said Road, South 89 degrees 32 minutes East 217.3 feet to a point at the beginning of a curve; thence around said curve, Southeasterly 46.63 feet to a point in the Northwesterly margin of Dustin Lane; thence with the Northwesterly and Westerly margin of said Lane, as follows; South 33 degrees 53 minutes West 142 feet to a point and South 25 degrees 13 minutes West 204.64 feet to a point and South 22 degrees 23 minutes West 220.86 feet to a point and South 8 degrees 25 minutes West 246.99 feet to a point, which said point is 125 feet north of Lot No. 10 as shown on the Plan of Oak Hill Valley, of record in Book 1835, pages 15 and 16, said Register's Office; thence leaving said Dustin Lane, North 3 degrees

48 minutes East 787.54 feet to the point of beginning.

Being the same property conveyed to Pierce Investment Company by Warranty Deed from 4601 Dustin Lane, LLC of record at Instrument No. 20220425-0047261, Register's Office for Davidson County, Tennessee, dated April 15, 2022 and recorded on April 25, 2021.

This is property more commonly known as 4601 Dustin Lane, Nashville, TN 37220.

33158518.v1

Tennessee Certification of Electronic Document

I, Adam Harrer, do hereby make oath that I am a licensed attorney and/or the custodian of the original version of the electronic document tendered for registration herewith and that this electronic document is a true and exact copy of the original document executed and authenticated according to law on Nov 10, 2022 (date of document).

Affiant Signature

01/18/2023

Date

State of Tennessee

County of Davidson

Sworn to and subscribed before me this 18 day of January, 2023.

Aubrey D. Burns

Notary's Signature

MY COMMISSION EXPIRES: 09-07-2026

NOTARY'S SEAL

