Address New Owner:	Map-Parcel Numbers:	Send Tax Bills To:
The Metropolitan Government of Nashville and Davidson County 700 2nd Ave N Nashville, TN 37210	Portions of Parcel ID 11508003100 and Parcel ID 11601001100	New Owner [Exempt]
This instrument prepared by: Bradley Arant Boult Cummings, LLP (MCH) 1221 Broadway, Suite 2400, P.O. Box 340025, Nashville, TN 37203		

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, **H.G. HILL REALTY COMPANY, LLC**, a Tennessee limited liability company (the "Grantor"), by these presents hereby quitclaims and conveys to **THE METROPOLITAN GOVERNMENT OF NASHVILLE AND DAVIDSON COUNTY** (the "Grantee"), Grantee's successors and assigns, all of Grantor's right, title, and interest, if any, in and to certain land located in Davidson County, Tennessee, being more particularly described in Exhibit A, which is attached hereto and incorporated herein by reference (the "Property").

The Property is being transferred without warranty, express or implied, and expressly subject to all limitations, restrictions, claims and encumbrances that may affect the Property.

Karen Johnson Davidson County
Batch# 1232684 DEEDQC
01/31/2025 02:40:30 PM 8 pgs
Fees: $42.00 Taxes: $0.00
20250131-0007592

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration for this transfer is $0.

Affiant

Subscribed and sworn to before me this 27th day of January 2025.

Notary Public
My Commission Expires: 01/11/2026

IN WITNESS WHEREOF, the Grantor has executed this Quitclaim Deed this 27th day of January 2025.

GRANTOR:

H.G. HILL REALTY COMPANY, LLC,
a Tennessee limited liability company

By: _____
Name: Celeste Patterson
Title: President

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, Jay Underwood, Notary Public, Celeste Patterson, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that s/he executed the foregoing instrument for the purposes therein contained and who further acknowledged that s/he is the President of H.G. Hill Realty Company, LLC, a Tennessee limited liability company, the within named bargainor, and that s/he is authorized to execute this instrument on behalf of said company.

WITNESS my hand, at office, this 27th day of January 2025.

_____
Notary Public

01/11/2026
My Commission Expires

303078-401001

EXHIBIT A

DESCRIPTION OF PROPERTY

Area I

Being a tract of land lying in Nashville, Davidson County, Tennessee, also being part of the formerly known right-of-way of Darden Place, and being more particularly described as follows;

Beginning at an existing concrete monument in the northerly right-of-way line of Davidson Road, at a corner common with the property of the Metro Government Schools, Hillwood High School, as of record in Deed Book 2156, Page 303, at the Register's Office for Davidson County, Tennessee;

Thence leaving the northerly right-of-way line of Davidson Road, with the easterly property line of Metro Government Schools, Hillwood High School, with a curve to the left, along an arc length of 39.67 feet, the central angle of which is 90 deg 54 min 40 sec, the radius of which is 25.00 feet, the chord of which is North 59 deg 45 min 25 sec East, 35.64 feet to concrete monument;

Thence North 11 deg 54 min 32 sec East, 315.11 feet to a concrete monument;

Thence with a curve to the left, along an arc length of 96.98 feet, the central angle of which is 11 deg 11 min 05 sec, the radius of which is 496.80 feet, the chord of which is North 06 deg 14 min 08 sec East, 96.83 feet to a point;

Thence with a line through the right-of-way of the formerly known Darden Place, for the following two calls:

1) South 08 deg 38 min 23 sec East, 34.83 feet to a point;

2) South 05 deg 34 min 28 sec West, 405.39 feet to a point in the northerly right-of-way line of Davidson Road;

Thence with the northerly right-of-way line of Davidson Road, North 77 deg 58 min 22 sec West, 73.63 feet to the **POINT OF BEGINNING**. Containing 10,406 square feet or 0.239 acres more or less.

Area II

Being a tract of land lying in Nashville, Davidson County, Tennessee, also being part of the formerly known right-of-way of Darden Place, and being more particularly described as follows;

Beginning a point in the westerly right-of-way line of Hickory Valley Road, at a corner common with the property of Metro Government Schools, Hillwood High School, as of record in Deed Book 2156, Page 303, at the Register's Office for Davidson County, Tennessee;

Thence with the westerly right-of-way line of Hickory Valley Road, North 43 deg 39 min 16 sec East, 62.89 feet to a point;

Thence with a line through the right-of-way of the formerly known Darden Place, for the following six calls:

1) South 52 deg 40 min 00 sec East, 110.50 feet to a point;

2) With a curve to the left, along an arc length of 168.50 feet, the central angle of which is 15 deg 49 min 10 sec, the radius of which is 610.29 feet, the chord of which is South 60 deg 34 min 35 sec East, 167.97 feet to a point;

3) South 71 deg 39 min 57 sec East, 58.06 feet to a point;

4) With a curve to the left, along an arc length of 91.61 feet, the central angle of which is 05 deg 45 min 56 sec, the radius of which is 910.42 feet, the chord of which is South 74 deg 32 min 55 sec East, 91.57 feet to a point;

5) South 73 deg 48 min 25 sec East, 122.23 feet to a point;

6) South 74 deg 40 min 34 sec East, 131.30 feet to a point in the southerly property line of Hillwood Country Club, as of record in Deed Book 2648, Page 502, at the Register's Office for Davidson County, Tennessee;

Thence with the southerly property line of Hillwood Country Club, South 73 deg 43 min 32 sec East, 13.30 feet to a point;

Thence with a line through the right-of-way of the formerly known Darden Place, South 59 deg 53 min 16 sec East, 208.63 feet to an existing iron rod in the northerly property line of Metro Government Schools, Hillwood High School;

Thence with the northerly property line of Metro Government Schools, Hillwood High School, North 73 deg 36 min 51 sec West, 552.72 feet to a point;

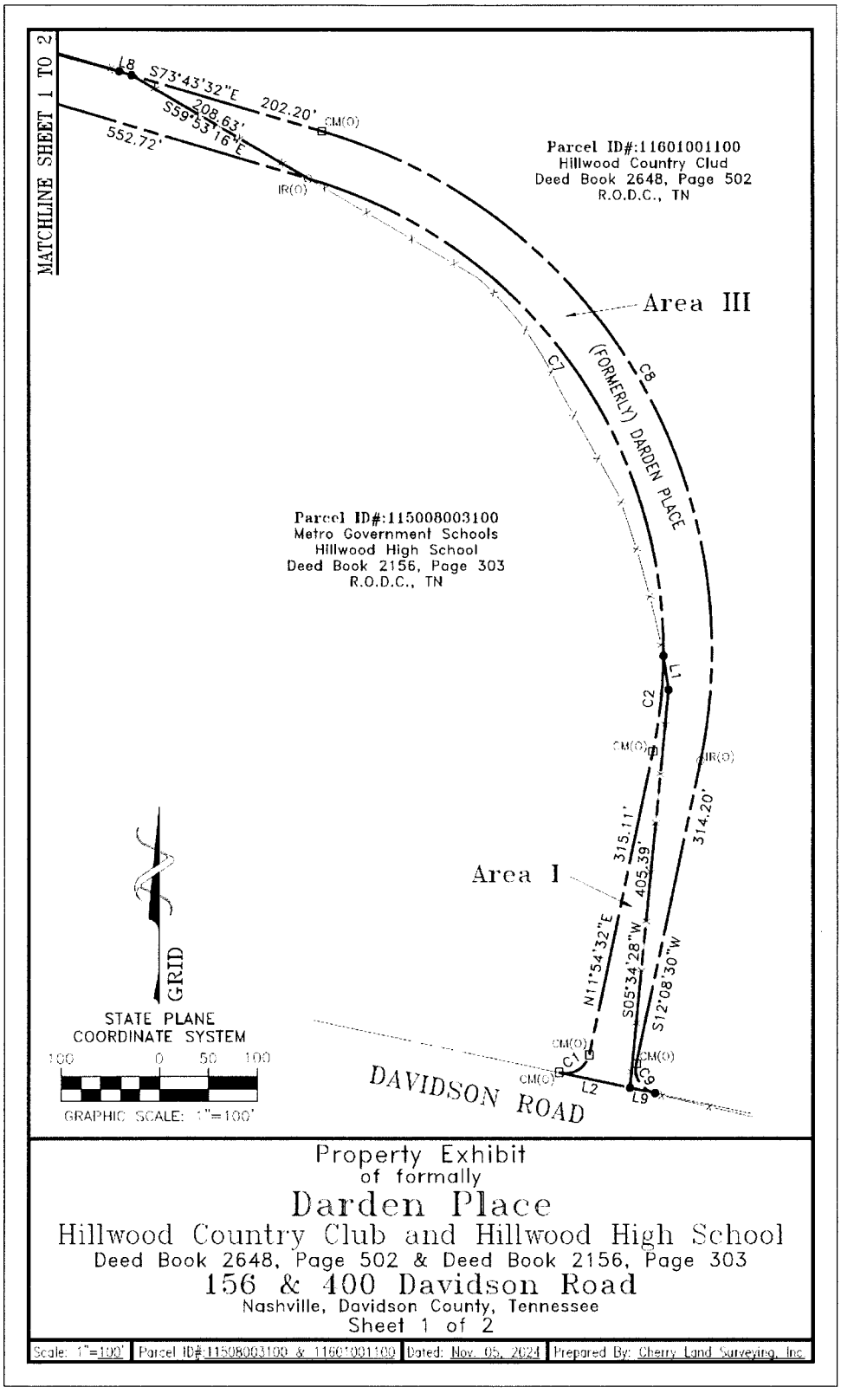
Thence with a curve to the right, along an arc length of 341.08 feet, the central angle of which is 27 deg 26 min 00 sec, the radius of which is 712.36 feet, the chord of which is North 60 deg 00 min 31 sec West, 337.83 feet to an existing iron rod;

Thence with a curve to the left, along an arc length of 39.27 feet, the central angle of which is 90 deg 00 min 01 sec, the radius of which is 25.00 feet, the chord of which is South 88 deg 29 min 49 sec West, 35.36 feet to the **POINT OF BEGINNING**. Containing 37,169 square feet or 0.853 acres more or less.

Being portions of the property conveyed to H.G. Hill Realty Company by deed from H.G. Hill and wife, of record in Book 731, page 542, Register's Office for Davidson County, Tennessee, by deed from M.L. Fletcher and wife, of record in Book 904, page 384, Register's Office for Davidson County, Tennessee, by deed from Mamie W. Hill and husband, of record in Book 1058, page 155, Register's Office for Davidson County, Tennessee, and by deeds from the Davidson County Board of Education pf record in Book 2332, page 235 and Book 2291, page 507, Register's Office for Davidson County, Tennessee. H.G. Hill Realty Company, LLC, a Tennessee limited liability company, is the successor by merger to H.G. Hill Realty Company, a Tennessee corporation.

EXHIBIT B

DIAGRAM OF PROPERTY



303078-401001

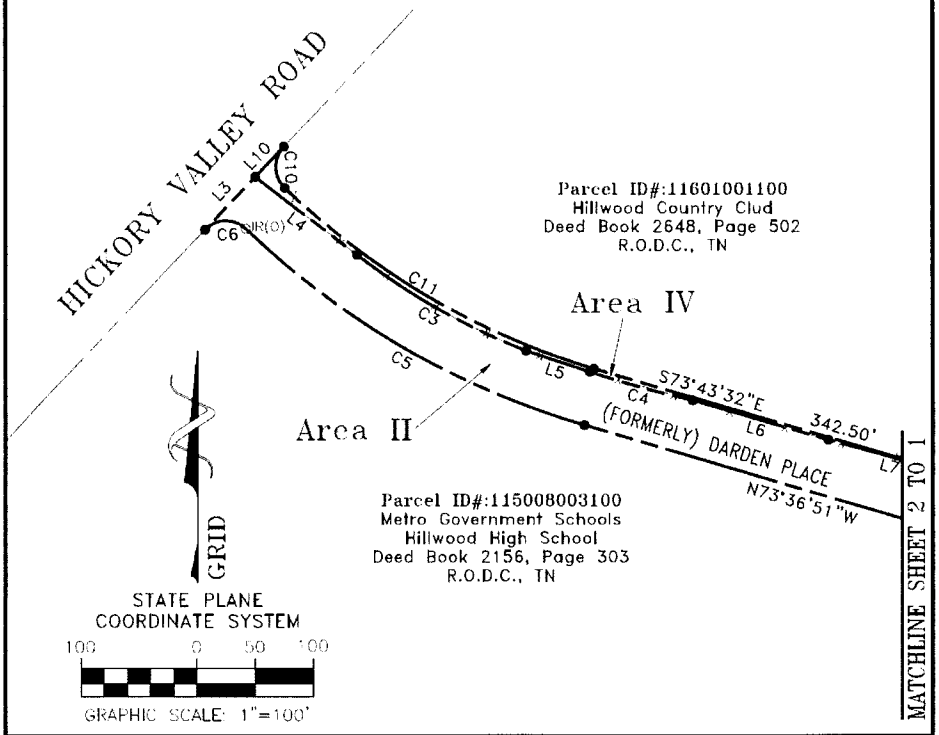
CURVE TABLE

CURVE	LENGTH	RADIUS	CHORD	BEARING	DELTA
C1	39.67'	25.00'	35.64'	N59°45'25"E	90°54'40"
C2	96.98'	496.80'	96.83'	N06°14'08"E	11°11'05"
C3	168.50'	610.29'	167.97'	S60°34'35"E	15°49'10"
C4	91.61'	910.42'	91.57'	S74°32'55"E	5°45'56"
C5	341.08'	712.36'	337.83'	N60°00'31"W	27°26'00"
C6	39.27'	25.00'	35.36'	S88°29'49"W	90°00'01"
C7	648.61'	496.80'	603.52'	N36°45'32"W	74°48'15"
C8	820.48'	546.70'	745.62'	S31°10'00"E	85°59'20"
C9	39.27'	25.00'	35.36'	S32°51'30"E	90°00'01"
C10	39.27'	25.00'	35.36'	S01°17'31"E	90°00'01"
C11	312.05'	663.56'	309.19'	S59°45'51"E	26°56'40"

LINE TABLE

LINE	BEARING	LENGTH
L1	S08°38'23"E	34.83'
L2	N77°58'22"W	73.63'
L3	N43°39'16"E	62.89'
L4	S52°48'00"E	110.50'
L5	S71°39'57"E	58.06'
L6	S73°48'25"E	122.23'
L7	S74°40'34"E	131.30'
L8	S73°43'32"E	13.30'
L9	N77°58'22"W	26.14'
L10	N43°39'16"E	36.00'

Area I: 10,406 Sq. Ft. (0.239 Ac. ±)
Area II: 37,169 Sq. Ft. (0.853 Ac. ±)
Area III: 50,670 Sq. Ft. (1.163 Ac. ±)
Area IV: 2,621 Sq. Ft. (0.060 Ac. ±)



Property Exhibit
of formally
Darden Place
Hillwood Country Club and Hillwood High School
Deed Book 2648, Page 502 & Deed Book 2156, Page 303
156 & 400 Davidson Road
Nashville, Davidson County, Tennessee
Sheet 2 of 2

Scale: 1"=100'	Parcel ID#:115008003100 & 11601001100	Dated: Nov. 05, 2024	Prepared By: Cherry Land Surveying, Inc.

303078-401001

Certificate of Authenticity

I, James L. Murphy III, 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 January 27, 2025.

Date

Affiant Signature

January 31, 2025
Date

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Sworn to and subscribed before me this 31st day of January, 2025.

Notary's Signature

My Commission Expires: 8/23/2026
Date

Notary's Seal (if on paper)

