

Prepared by:
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 Metropolitan Department of Law
 1 Public Square, Ste 108
 Nashville, TN 37201

**STATE OF TENNESSEE
 COUNTY OF DAVIDSON**

The actual consideration or value, whichever is greater, for this transfer is \$ 0.

 Affiant

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

 Notary Public
 My commission expires: _____

Address of New Owner:	Send Tax Bills to:	Tax Information:

QUITCLAIM DEED

For consideration, the receipt and sufficiency whereof is hereby acknowledged, the undersigned, **The Metropolitan Government of Nashville and Davidson County**, hereinafter referred to as Grantor(s), by these presents, do quitclaim and convey all of his right, title and interest unto, **Madison Square Partners, LP**, hereinafter referred as, the Grantee(s), in and to the following portion of tract or portion of parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

Being a tract of land in the 8th Council District of Davidson County Tennessee, said tract a portion of Metropolitan Government Madison Branch (NEW) as recorded in instrument DB-20111028 0084233 at the Register's Office of Davidson County Tennessee (RODCT), said tract being generally located west of Gallatin Pike and south of Madison Street, said property being more fully described as follows:

Beginning at a point in the existing southern boundary line of said Metropolitan Government Madison Branch (NEW) property, said point also being the southwest corner of the Madison Square Partners LP property as recorded in DOCUMENT # 20080401-0032729 RODCT, said point also being located 50.38 feet right of station 102+26.43 from the proposed centerline of Madison Station Boulevard and having TN State Plane Coordinates of Northing 700798.86', Easting 1757344.51';

Thence with said Madison Square Partners LP property, North 34°25'05" East 20.00 feet to a point in the proposed south right of way of Madison Station Boulevard, said point being located 31.50 feet right of station 102+33.03;

Thence leaving said Madison Square Partners LP property with the proposed south right of way of Madison Station Boulevard the following two (2) calls, South 74°49'52" East 116.97 feet to a point located 31.50 feet offset from station 103+50.00;

Thence South 77°13'53" East 35.73 feet to a 1/2" iron pin found, at the northeast corner of the Madison Square Partners LP property as recorded in book 8692, page 387 RODCT. Said pin also being the northwest corner of the Baker-Nashville, LLC property as recorded in Document # 20001201-0118160 RODCT.

Thence leaving said proposed right of way and with the North Boundary Line boundary line of said Madison Square Partners LP property as recorded in book 8692, page 387 RODCT, the following two (2) calls: North 84°17'16" West 14.17 feet to a point;

Thence North 81°54'50" West 146.40 feet to the point of beginning, containing 1,391.99 sq. ft. or .03 acres more or less.

Being a part of the same property conveyed to the Metropolitan Board of Education of record in Book 3856, Page 262, Register's Office for Davidson County, Tennessee.

This is a portion of improved property located at 610 Gallatin Pike, Nashville, Tn.

Witness my/our hands this ____ day of March 2021.

**THE METROPOLITAN GOVERNMENT
OF NASHVILLE & DAVIDSON COUNTY,
TENNESSEE BY:**

_____, Director
Public Property Administration

**STATE OF TENNESSEE
COUNTY OF DAVIDSON**

Personally appeared before me, the undersigned, a notary public in and for said county and state, the within named _____, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he is the Public Property Administrator of THE METROPOLITAN GOVERNMENT OF NASHVILLE AND DAVIDSON COUNTY, and that he, as such Director, being authorized to do so, executed the foregoing instrument for the purposes contained therein.

Witness my hand and official seal at Nashville, Tennessee, this ____ day of March, 2021.

Notary Public

My Commission Expires: _____