

# CUMBERLAND BASIN WASTEWATER SYSTEMS

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March 3, 2023

Mr. Herb Hilliard, Chairman  
Tennessee Public Utility Commission  
502 Deaderick Street, 4<sup>th</sup> Floor  
Nashville, TN 37243

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TN PUBLIC UTILITY COMMISSION  
DOCKET OFFICE

**Re: JOINT PETITION OF CUMBERLAND BASIN WASTEWATER SYSTEMS, LLC  
AND INTEGRATED RESOURCE MANAGEMENT, INC. D/B/A IRM UTILITY,  
INC TO TRANSFER CERTIFICATE. DOCKET NO. 16-00069**

## **TRANSFER OF UTILITY PROPERTY DEED**

Dear Chairman Hilliard:

On November 4, 2016, the Tennessee Public Utility Commission issued an Order in this Docket, transferring the Certificate of Convenience and Necessity (CCN) to provide wastewater service for Genesis Village Estates Subdivision (Genesis) from IRM Utility (IRM) to Cumberland Basin Wastewater Systems (CBWS).

At the time of the Commission's Order CBWS had not yet received the deed to the utility property from the Genesis developer. We have recently received the Quit-Claim deed for this utility property and have included the attached copy for your records.

Please feel free to contact me anytime if you have any questions.

Sincerely,



Tim Huddleston  
President

Cc: William H. Novak

Attachment

**QUIT-CLAIM DEED**

For and in consideration of the sum of One (\$1.00) Dollar, cash in hand paid, together with other good and valuable consideration not herein mentioned, receipt of all of which is hereby acknowledged, **GENESIS VILLAGE ESTATES TOWNHOMES, LLC, a Tennessee limited liability company, ("Grantor")**, has this day bargained and sold and by these presents does hereby bargain, sell, transfer, quit-claim and convey all its right, title, claim and interest unto **CUMBERLAND BASIN WASTEWATER SYSTEMS, LLC, a Tennessee limited liability company, ("Grantee")**, its successors, representatives and assigns, the hereinafter described property, which lies in the **FIRST CIVIL DISTRICT of Cumberland County, Tennessee**, and is bounded and described as follows:

**Map 63, Portion of Parcel 48.00**

Beginning at the northeast corner to which this is a part (map 63 parcel 48.00), being an iron rod and a common corner to Burton and in the line of Proffitt, thence leaving Proffitt and with Burton, S39-00-10E, 470.00 feet to a point, thence leaving Burton and with a new severance line, S50-59-50W, 350.00 feet to a point, thence N39-00-10W, 421.15 feet to a point in the line of Proffitt, thence with said line, N31-38-36E, 223.83 feet to an iron rod at a stone, thence N61-19-53E, 141.10 feet to the point of beginning containing 3.76 acres as per survey of Dion Ault RLS #2678 dated August 30, 2016. Said description will require an easement along the eastern line of the tract from which it is a part, being five foot in width paralleling said eastern line to the pump station, said pump station is approximately 483.00 feet from the above described sewage drip field. L & C

Being a part of the same property acquired by Genesis Village Estates Townhomes, LLC by deed dated March 4, 2011, from David L. Bryan, of record at Book 1358, page 183, Register's Office, Cumberland County, Tennessee.

There is further conveyed to Grantee, but also reserved unto Grantor, mutual, nonexclusive easements for ingress, egress, access and utilities upon and along all roads and utility easements described or depicted on the plats of Genesis Village referenced below.

This conveyance is made expressly subject to the following matters:

- (a) All matters contained in the Declaration of Covenants, Conditions, and Restrictions for Genesis Village Estates Townhomes, dated March 4, 2011, of record at Book 1358, page 185, Register's Office, Cumberland County, Tennessee.
- (b) All matters contained in the First Amendment to the Declaration of Covenants, Conditions, and Restrictions for Genesis Village Estates Townhomes, dated June 27, 2013, of record at Book 1412, page 232, Register's Office, Cumberland County, Tennessee.
- (c) All matters shown on the plat of Genesis Village Estates Townhomes, of record at Plat Book 11, pages 398 and 618, Register's Office, Cumberland County, Tennessee.

**This instrument prepared by:**  
**Looney & Chadwell Title Services, LLC**  
**156 Rector Avenue, Crossville, Tennessee 38555**

EXECUTED this the 5th day of March, 2020.GENESIS VILLAGE ESTATES  
TOWNHOMES, LLCBy: David L. Bryan  
DAVID L. BRYAN, Chief ManagerState of Tennessee )  
County of Coffee )

Before me, the undersigned authority, a Notary Public in and for said State and County, personally appeared **DAVID L. BRYAN**, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be Chief Manager of **Genesis Village Estates Townhomes, LLC**, a limited liability company, 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 limited liability company by himself as such officer.

WITNESS my hand and signature on this the 5th day of March, 2020.Gladys Wright  
NOTARY PUBLICMy commission expires: 5/19/23The name and address of a  
property owner is:The name and address of the person or entity  
responsible for payment of real property taxes is:Cumberland Basin Water Systems, LLC  
150 Constitution Drive  
Hixson, TN 38570Same

This instrument was prepared at the specific request of the parties, based solely upon information supplied by one or more of the parties to this instrument, and without examination of title or being furnished a survey. The preparer makes no representations or warranties as to the accuracy of the description or the status of the title to the property. The preparer of this instrument assumes no liability for any errors, inaccuracies, or omissions in this instrument resulting from the information provided, and the parties hereto signify their assent to this disclaimer by the execution and the acceptance of this instrument. The parties to this instrument have not sought or obtained from the preparer any advice regarding the possible tax consequences, if any, of this transaction and no such advice has been furnished by the preparer.

BK/PG: 1572/759-760

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2 PGS:AL-QUITCLAIM DEED	
BATCH: 140719	
03/19/2020 - 12:43:31 PM	
VALUE	0.00
MORTGAGE TAX	0.00
TRANSFER TAX	0.00
RECORDING FEE	10.00
DP FEE	2.00
REGISTER'S FEE	0.00
TOTAL AMOUNT	\$2.00

STATE OF TENNESSEE, CUMBERLAND COUNTY  
JUDY GRAHAM SWALLOWS  
REGISTER OF DEEDS