THIS INSTRUMENT WAS PREPARED BY: **HALLMARK TITLE COMPANY** **100 BLUEGRASS COMMONS BLVD, SUITE 115** **HENDERSONVILLE, TN 37075** THIS INSTRUMENT WAS PREPARED FROM INFORMATION PROVIDED BY THE PARTIES. NO TITLE SEARCH WAS PERFORMED AND NO WARRANTIES ARE MADE BY THE DRAFTER. NO LEGAL OR TAX ADVICE HAS BEEN PROVIDED BY THE DRAFTER.	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 29 DAY OF August, 2008. NOTARY PUBLIC MY COMMISSION EXPIRES: 01/29/2012

DAVID KEITH WILKERSON
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILL TO:	MAP-PARCEL NUMBERS:
711 N12 LLC	Same as new owner	083 05 0 267.00
(NAME) 905 North 16th Street	(NAME)	Davidson County DEEDQC Recvd: 08/29/08 08:51 2 pgs Fees:12.00 Taxes:0.00
(STREET ADDRESS OR ROUTE NUMBER) Nashville, TN 37206	(STREET ADDRESS)	20080829-0088701
(CITY) (STATE) (ZIP CODE)	(CITY) (STATE) (ZIP CODE)	

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) cash in hand paid by the hereinafter GRANTEE, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, **JEFFREY W. COPLAN** "GRANTOR", by these presents, does hereby quitclaim and convey unto **711 N12 LLC, A TENNESSEE LIMITED LIABLITY COMPANY**, hereinafter called "GRANTEE", his successors, heirs and assigns all of his rights, title and interests in and to a certain tract or parcel of land in **Davidson** County, State of **Tennessee,** described as follows, to-wit:

Land in Davidson County, Tennessee, being the westerly 120 feet of Lot No. 5 on the Map of the Bransford Realty Company's Subdivision of Lot Nos. 26, 37 and part of 27 on Edgewood Plan, of record in Book 421, Page 49, Register's Office for said County.

Said part of Lot No. 5 fronts 75 feet on the easterly side of North 12th Street and runs back with the southerly margin of a 50-foot street, called Edgewood Place, 120 feet to a dead line, on which it measures 72.9 feet, more or less.

Being the same property conveyed to Jeffrey W. Coplan by deed from Noble Properties, Inc., dated July 10, 2007 of record in Instrument No. 20070713-0083562, Register's Office, Davidson County, Tennessee.

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

This is **improved** property known as 711 North 12th Street, Nashville, TN 37206.

WITNESS our hands this 15th day of AUGUST, 2008.

JEFFREY W. COPLAN

STATE OF TENNESSEE

COUNTY OF Davidson

Before me, the undersigned, a Notary Public in and for the said County and State, personally appeared JEFFREY W. COPLAN, 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 purpose therein contained.

Witness my hand and official seal this 15TH day of August, 2008.

Notary Public

My Commission Expires: 01/09/2012

