BILL GARRETT, Davidson County
Trans:T20110044174 DEEDQC
Recvd: 07/21/11 13:47 3 pgs
Fees:17.00 Taxes:0.00
20110721-0055976

File No.

QUITCLAIM DEED

STATE OF Tennessee
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $0.00

Rodney A Pmon
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 21st day of July, 2011.

Notary Public

MY COMMISSION EXPIRES: March 3, 2015
(AFFIX SEAL)

MICHAEL J. MILLS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
Michael J. Mills, Attorney
Athens Title & Escrow LLC
5115 Maryland Way
Brentwood, Tennessee 37027
This instrument was prepared by information furnished by the parties herein.

No Warranty of Title either expressed or implied

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Linda McGillem	Linda McGillem 1510 Demonbreun #1508 Nashvile, TN 37203	092-09-0-300.00 092-09-0-299.00 092-09-0-298.00
(NAME) 1510 Demonbreun #1508	(NAME)	
(ADDRESS) Nashville, TN 37203	(ADDRESS)	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED,

R.P. Management, LLC

HEREINAFTER CALLED THE GRANTOR(S), DO (ES) HEREBY **QUITCLAIM** , AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Linda McGillem,

HEREINAFTER CALLED THE GRANTEE(S), HER HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

TRACT 1:

A certain tract or parcel of land located in Davidson County, Tennessee, described as follows:

Being Lot No. 118 on the plan of the re-subdivision of the Wilcox property, as of record in Book 421, page 42, Register's Office for said County.

Said Lot No. 118 fronts 50 feet on the easterly side of 33rd Ave., North, formerly Murray Street and runs back between parallel lines 150 feet to an alley.

TRACT II:

Land in Davidson County, Tennessee, being Lot #119, on the plan of the re-Subdivision of the Wilcox Property, of record Book 421, page 42, Register' s Office for said county. Said lot # 119, fronts 50 feet on the easterly side of Murray Street, and runs back between parallel lines 150 feet to the alley.

Included but excluded, being a part of Lot No. 119 on the plan of Re-subdivision of the Wilcox property as of record in Book 421, page 42, Register's Office for Davidson County, tennessee,

Beginning at a point in the westerly margin of an alley, said point being the common corner between lots 118 and 119 on the plan of the Re-subdivision of the Wilcox Property, as of record in 421, page 42, Register's Office for Davidson County, Tennessee, thence with the westerly margin of said alley and the easterly boundary of said Lot 119, S 14 deg 34' 08" E 50 feet to the common corner between Lots 119 and 120, S 74 deg 51' W 25 feet to a point; thence N 14 deg 34' 08" W parallel with the easterly boundary of said Lot 119, 50 feet to a point in the common line between said lots 118 and 119, N 74 deg 51' 53" E 25 feet to the point of beginning.

TRACT III:

Land in Davidson County, Tennessee, being Lot(s) 120, as shown on the map entitled Map of the re-Subdivision of the Wilcox Property, of record Book 421, page 42, Register' s Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Said Lot No. 120 fronts 60 feet on the easterly side of 33rd Avenue North, formerly Murray Street, and runs back between lines 150 feet on the north line and 151.5 feet on the south line along the north margin of Trevor Street to an alley in the rear on which it measures 95 feet.

Included in the above property description but expressly excluded therefrom is that portion of said property taken by the State of Tennessee by Final Judgement in the Second Circuit Court, Davidson County, Tennessee, Docket No. A-3812 of record in Book 4239, page 63, said Register's Office.

Being the same property conveyed to R.P. Management, LLC by deed from Turner Nashe, Jr, dated June 25, 2010, of record in Instrument Number, 20100630-0051165 Register's Office for said County.

This conveyance is further subject to (1) all applicable zoning ordinances (2) utility, sewer, drainage and other easements of record, (3) all subdivision/condominium assessments, covenants, bylaws, restrictions, declarations and easements of record, (4) building restrictions, and (5) other matters of public record.

unimproved ☐

This is improved ☒ property, known as 600-604 33rd Ave, Nashville, TN

(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness My hands this 21st day of July, 2011.

Rodney L Pinson Chief Manager

R.P. Management, LLC. by
Rodney L. Pinson, Chief Manager

STATE OF TENNESSEE
COUNTY OF Davidson

Before me, the undersigned Notary Public in and for the County and State aforesaid, personally came Rodney L. Pinson, Chief Manager of, R. P. Management, LLC with whom I am personally acquainted and who upon his oath(s) acknowledged himself to be the Chief Manager respectively of R.P. Management, LLC, the within named bargainor, and corporation, and that he as such appointed Chief Managerbeing authorized so to do, executed the foregoing instrument for the purpose therein contained by signing the name of the limited liability company, by the Chief Manager, as such Chief Manager, and attesting the same of the corporation, by the said Chief Manager as such Chief Manager.

WITNESS my hand and notarial seal at my office at Nashville, Tennessee, this 21st day of July, 2011.

Michael J. Mills
NOTARY PUBLIC

My commission expires: March 3, 2015

MICHAEL J. MILLS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

CERTIFIED FOR REMOTE FILING:

I, Michael J. Mills, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Michael J. Mills, Attorney at Law

State of Tennessee:
County of Davidson

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared Michael J. Mills, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who, upon oath, acknowledged himself/herself to be the named person, and that he/she executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal, on _____

_____. My Commission Expires: March 7, 2011
Notary Public James C. Smith

PLEASE RETURN TO: