BILL GARRETT, Davidson County
Trans:T20120058797 DEEDQC
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Fees:17.00 Taxes:0.00
20120808-0070720

This instrument was prepared by:
Rodney S. Klein, Esq.
KLEIN & ASSOCIATES, Attorneys at Law
110 Corporate Drive, Suite 150, Johnson City, TN 37604

QUITCLAIM DEED

THIS QUITCLAIM DEED, made and entered into this, the 7th day of August 2012, by BILLY E. LOWE, herein called Grantor, and BEL PROPERTIES, LLC, a Tennessee Limited Liability Company, herein called Grantee.

WITNESSETH:

THAT FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) cash in hand paid, the receipt of which is hereby acknowledged, the Grantor has bargained and sold and by these presents does grant, transfer, quitclaim and convey unto the Grantee, its successors and assigns, the following described property more particularly bounded and described as follows, to-wit:

Davidson County – Parcel ID 053 12 0 256.00

Situate in Davidson County, Tennessee and being more particularly described as follows:

Land in Davidson County, Tennessee, being Lot Number 31, on the Plan of Jackson's Landing, Section II, of record in Plat Book 8250, Page 975, Register's Office for said County, to which plan reference is hereby made for a more complete description.

BEING the same property conveyed to the Grantor by deed dated February 12, 2009, of record in Instrument No. 20090218-0013626, Register's Office for Davidson County, Tennessee.

This is improved property known as 905 Avery Green Court, Old Hickory, TN 37138.

This conveyance is made subject to any and all valid restrictive covenants and easements as may appear of record, if any.

IN WITNESS WHEREOF, the Grantor hereunto signs his name on the day and year first above written.

BILLY E. LOWE

STATE OF TENNESSEE)
COUNTY OF Davidson)

On this 7th day of August, 2012, before me appeared BILLY E. LOWE, the within named, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and seal of office in the State and County aforesaid this 7 day of August, 2012.

NOTARY PUBLIC

My commission expires 09/03/2012

SARAH BOUCHER STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

STATE OF TENNESSEE)
COUNTY OF WASHINGTON)

I, or we, hereby swear or affirm that the actual consideration for this transfer or value of the property or interest in property transferred, whichever is greater, is $-0-, which amount is equal to or greater than the amount which the property or interest in property transferred would command at a fair and voluntary sale.

AFFIANT

Sworn to and subscribed before me, this 7 day of August, 2012.

NOTARY PUBLIC

My commission expires: 09/03/2012

SARAH BOUCHER STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

NAME & ADDRESS OF PROPERTY OWNER:

BEL PROPERTIES, LLC
P.O. Box 8315
Hermitage, TN 37076

NAME & ADDRESS OF PERSON OR ENTITY RESPONSIBLE FOR PAYMENT OF REAL PROPERTY TAXES:

BEL PROPERTIES, LLC
P.O. Box 8315
Hermitage, TN 37076

THE LEGAL DESCRIPTION OF THE REAL ESTATE HAS BEEN FURNISHED TO THE DRAFTSMAN BY THE GRANTOR(S) OR A THIRD PARTY OR HAS BEEN OBTAINED FROM THE PUBLIC RECORDS. THE DRAFTSMAN ASSUMES NO LIABILITY AS TO THE ACCURACY OR CONTENT THEREOF REGARDLESS OF WHETHER THE SAME IS DUE TO THE INFORMATION PROVIDED OR DRAFTSMAN'S ERROR. NO OPINION AS TO THE STATE OF TITLE HAS BEEN FURNISHED AND THE GRANTEE(S) SHOULD SEEK AN INDEPENDENT TITLE EXAMINATION IF DESIRED. THE DRAFTSMAN ASSUMES NO LIABILITY AS TO THE STATE OF TITLE OF THIS REAL ESTATE OR THE ACCURACY OF THIS DEED. FAILURE TO PROMPTLY RECORD THIS DEED IN THE APPROPRIATE REGISTER OF DEEDS' OFFICE COULD JEOPARDIZE THE GRANTEE(S) RIGHTS IN AND TO THIS REAL ESTATE. BY SIGNING THIS DEED THE GRANTOR UNDERSTANDS AND AGREES TO THIS LIMITATION OF LIABILITY AND BY ACCEPTANCE OF THIS DEED THE GRANTEE AGREES TO THE SAME.