QUITCLAIM DEED

BILL GARRETT, Davidson County
Trans: T20150052597 DEEDQC
Recvd: 06/30/15 13:56 3 pgs
Fees: 17.00 Taxes: 0.00

20150630-0063149

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $0.00

Megan Fowler
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29 DAY OF June, 2015.

Notary Public

MY COMMISSION EXPIRES:
(AFFIX SEAL)

RYAN LUX
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 03-08-2016

THIS INSTRUMENT WAS PREPARED BY
Rudy Title & Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
Sacramento Properties, LLC	**Same**	
(NAME)	(NAME)	
15664 Malvern Hill Ave		**108-16-0-304.00** **034-13-0-150.00** **108-16-0-318.00**
(ADDRESS)	(ADDRESS)	
Baton Rouge, LA 70817		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF NO DOLLARS AND NO CENTS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES AND FOR OTHER GOOD AND VALUABLE CONSIDERATION, THE RECEIPT ALL OF WHICH IS HEREBY ACKNOWLEDGED, I, **KELLI LANDRY BARDNER**, HEREINAFTER CALLED THE GRANTOR, HAVE BARGAINED AND SOLD, AND DO HEREBY QUITCLAIM AND CONVEY UNTO **SACRAMENTO PROPERTIES, LLC, A TENNESSEE LIMITED LIABILITY COMPANY,** HEREINAFTER CALLED THE GRANTEE, THEIR HEIRS AND ASSIGNS, ALL OF MY RIGHT TITLE AND INTEREST IN AND TO THE FOLLOWING DESCRIBED TRACTS/PARCELS OF LAND IN **DAVIDSON** COUNTY, STATE OF TENNESSEE AS FOLLOWS, TO WIT:

TRACT 1:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT 57-B, ZONE LOT DIVISION PERCY PRIEST WOODS LOTS 57 AND 62 REVISED, SECTION III, AS SHOWN ON PLAT OF RECORD IN PLAT BOOK 5200, PAGE 789, REVISED IN PLAT BOOK 6250, PAGE 509, IN THE REGISTER'S OFFICE, DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAT REFERENCE IS HEREBY MADE FOR A MORE PARTICULAR DESCRIPTION OF SAID PROPERTY.

BEING THE SAME PROPERTY CONVEYED TO KELLI LANDRY BARDNER BY WARRANTY DEED FROM CUMBERLAND PROPERTY INVESTMENTS, LLC, A TENNESSEE LIABILITY COMPANY, OF RECORD IN INSTRUMENT NUMBER 20140626-0056135, REGISTER'S OFFICE FOR DAVIDSON COUNTY TENNESSEE DATED JUNE 26, 2014.

TRACT 2:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 16, ON THE PLAN OF BLOCK "C", EASTLAWN SUBDIVISION, OF RECORD IN BOOK 547, PAGES 153 AND 154, IN THE REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAT REFERENCE IS HEREBY MADE FOR A MORE PARTICULAR DESCRIPTION.

BEING THE SAME PROPERTY CONVEYED TO KELLI LANDRY BARDNER BY WARRANTY DEED FROM CORNERSTONE INVESTMENTS, INC., OF RECORD IN INSTRUMENT NUMBER 20140516-0042201, REGISTER'S OFFICE FOR DAVIDSON COUNTY TENNESSEE DATED MAY 16, 2014.

TRACT 3:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO.97B,ON THE PLAN OF ZONE LOT DRAWING., LOTS 89-90-91-94-95-96 & 97, PERCY PRIEST WOODS, SECTION IV, AS SHOWN ON PLAT OF RECORD IN PLAT BOOK 6250, PAGE 717, IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE, AND ALSO SHOWN AS PART OF LOT 97 ON THE FINAL PLAT, SECTION FOUR, PERCY PRIEST WOODS SUBDIVISION, OF RECORD IN BOOK 6250, PAGE 357, SAID REGISTER'S OFFICE, TO WHICH PLAN REFERENCE IS HEREBY MADE FOR A MORE PARTICULAR DESCRIPTION.

BEING THE SAME PROPERTY CONVEYED TO KELLI LANDRY BARDNER BY WARRANTY DEED FROM YI HAN AND WIFE, YING LI, OF RECORD IN INSTRUMENT NUMBER 20150623-0059879, REGISTER'S OFFICE FOR DAVIDSON COUNTY TENNESSEE DATED JUNE 23, 2015.

THIS CONVEYANCE IS SUBJECT TO ANY AND ALL EXISTING EASEMENTS AND RESTRICTIONS AS SHOWN OF RECORD.

*****This instrument has been prepared by information provided by the parties*****
*****No title search was conducted and no representations regarding title have been made by the Drafter*****

This is
( ) unimproved
(X) improved

property known as **1108 Oakway Court, Nashville, TN 37214,**
122 McKinley Street, Madison, TN 37115,
404 Woodsman Court, Nashville, TN 37214
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

Witness our hands this the 26th day of June, 2015.

Kelli Landry Bardner

Kelli Landry Bardner

STATE OF Louisiana)
COUNTY OF East Baton Rouge

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **Kelli Landry Bardner,** the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 26th day of June, 2015.

Elaine Allen #8563

Notary Public

My Commission Expires:

ELAINE ALLEN
NOTARY PUBLIC
EAST BATON ROUGE PARISH, LOUISIANA
(MY COMMISSION EXPIRES AT DEATH)



RETURN TO:
Rudy Title & Escrow
2012 21st Ave. South
Nashville, TN 37212