QUITCLAIM DEED

State of Tennessee
County of Williamson

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

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27 DAY OF July, 2015

Notary Public

MY COMMISSION EXPIRES: 3/14/16

(AFFIX SEAL)

WHITNEY LEHMAN
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
Lehman Title & Escrow, LLC, 1646 Westgate Circle, Suite 102, Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
James C. Spangler	James C. Spangler	105090Q00300C0
(NAME)	(NAME)	
698 Brass Lantern Place	698 Brass Lantern Place	
(ADDRESS)	(ADDRESS)	
Brentwood, TN 37027	Brentwood, TN 37027	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of Ten Dollars ($10.00), cash in hand paid by the hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, We, **Hidden Valley Homes, LLC,** hereinafter called the Grantor(s), have quitclaimed unto **James C. Spangler and Trina R. Spangler, husband and wife,** hereinafter called the Grantee(s), their assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, being all of Unit C as shown on plat of reference at exhibit B, Master Deed of record in Instrument No. 20131030-0112785, and as amended in Instrument Number 20150427-0037499 of the Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

Being part of the same property conveyed to Hidden Valley Homes, LLC, a Tennessee limited liability company, by Deed from Yolanda Pursley and Nia Hammonds, recorded on August 1, 2013, of record in Instrument Number 20130801-0080153, Register's Office for Davidson County, Tennessee.

INFORMATION PROVIDED BY PARTIES. NO WARRANTY IS PROVIDED AS TO THE ACCURACY OF THIS INFORMATION.

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 1722 14th Ave South, C, Nashville, TN 37212
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

BILL GARRETT, Davidson County
Trans:T20150062619 DEEDQC
Recvd: 07/30/15 10:36 2 pgs
Fees:12.00 Taxes:0.00

20150730-0075162

Witness my/our hands this 29th day of July, 2015

HIDDEN VALLEY HOMES, LLC

BY: Trina Spangler
Trina Spangler, Chief Member

State of Tennessee
County of Williamson

Personally appeared before me, a notary public in and for the state and county aforementioned, Trina Spangler with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who, upon oath, acknowledged herself to be Chief Member of Hidden Valley Homes, LLC and that she as such Chief Member executed the foregoing instrument for purposes therein contained, by signing the name of the entity by herself as Chief Member.

WITNESS my hand and seal this 29th day of July, 2015

Notary Public
My Commission Expires: 11/13/17

J. TRENT LEHMAN
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

RETURN TO:
Lehman Title & Escrow, LLC
1646 Westgate Circle, Suite 102
Brentwood, TN 37027

File No.: 10447