QUITCLAIM DEED

BILL GARRETT, Davidson County
Trans:T20150074933 DEEDQC
Recvd: 09/02/15 13:38 2 pgs
Fees:12.00 Taxes:0.00
20150902-0089478

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

Affiant:

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31ST DAY OF AUGUST, 2015.

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Hardeman & Montgomery, 4301 Hillsboro Pike, Suite 300, Nashville, TN 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
GALA, LLC	New Owner	132 13 0A 001.00
(NAME)	Nashville	132 13 0A 002.00
9028 Mayfield Court		
(ADDRESS)	(ADDRESS)	
Brentwood, Tennessee 37027		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, **JASON BAXTER** AND **KEVIN D. MONTGOMERY**, HEREINAFTER CALLED THE GRANTORS, DO HEREBY TRANSFER, CONVEY AND QUIT CLAIM UNTO **GALA, LLC, A TENNESSEE LIMITED LIABILITY COMPANY,** HEREINAFTER CALLED THE GRANTEE, ITS SUCCESSORS AND ASSIGNS, ALL OF GRANTORS' INTEREST IN CERTAIN TRACTS OR PARCELS OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

BEGINNING AT AN IRON ROD (OLD) IN THE WESTERLY MARGIN OF LEALAND LANE IN THE NORTHERLY LINE OF LEALAND GARDENS ONE CONDOMINIUM (INSTRUMENT# 20140528-0045497 R.O.D.C., TN); THENCE N 81°43'54" W 329.16 FEET TO AN IRON ROD (OLD) AT THE SOUTHEAST CORNER OF THE COMMON AREA OF THE 1011 BATTERY LANE HOMES (INSTRUMENT# 20140520-0043290); THENCE WITH THE EASTERLY LINE OF SAID 1011 BATTERY LANE HOMES N 07°23'32" E 132.53 FEET TO AN IRON ROD (OLD) AT THE SOUTHWEST CORNER OF THE COMMON AREA OF HOMEOWNERS ESTATES OF LEALAND (INSTRUMENT# 20101007-0080659) AND THE SOUTHWEST CORNER OF THE MADELINE G. HARRIS LAND (INSTRUMENT# 200511150138238) R.O.D.C., TN SAID HARRIS LAND BEING LOT 2, ZENADIA (BOOK 3106, PAGE 56 R.O.D.C., TN); THENCE WITH THE SOUTHERLY LINE OF SAID COMMON AREA OF HOMEOWNERS ESTATES OF LEALAND S 81°50'22" E 326.13 FEET TO SAID WESTERLY MARGIN OF LEALAND LANE; THENCE S 06°05'34" W 133.23 FEET TO THE POINT OF BEGINNING THE DESCIBED LAND CONTAINING 1.0 ACRES MORE OR LESS ACCORDING TO A BOUNDARY SURVEY DATED 8-12-2015 PREPARED BY CAMPBELL, McRAE & ASSOCIATES, SURVEYING, INC. 2918 BERRY HILL DRIVE, NASHVILLE, TN 37204, JOHN HOOD TN R.L.S. #1838

Being a portion of the same property conveyed to Gala, LLC, Kevin D. Montgomery and Jason Baxter by Warranty Deed from D & W Properties, GP, of record in Instrument No. 20150902-0089477, in the Register's Office of Davidson County, Tennessee.

This conveyance is subject to all matters of record that may affect the property.

unimproved
This is improved x property, known as 4605 and 4607 Lealand Lane, Nashville, TN 37220
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

Witness our hand this the 31st day of August, 2015.

JASON BAXTER

KEVIN D. MONTGOMERY

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Jason Baxter, the bargainor, 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, at office, this 31st day of August, 2015.

Notary Public

My Commission Expires _____

TRACI L. WILLIAMS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires 03-10-2019

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Kevin D. Montgomery, the bargainor, 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, at office, this 31st day of August, 2015.

Notary Public

My Commission Expires _____

TRACI L. WILLIAMS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires 03-10-2019