THIS INSTRUMENT PREPARED BY: **Jennifer S. Ghanem, Esq.** **The Row Title & Escrow, LLC** **700 12th Avenue South, Suite 302** **Nashville, TN 37203** JENNIFER S. GHANEM STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires MAR. 6, 2018	STATE OF TENNESSEE) COUNTY OF DAVIDSON) The actual consideration or value, whichever is greater, for this transfer is: $-0- Sherri Montgomery Affiant Subscribed and sworn to before me, this 8th day of September 2015. Notary Public My Commission Expires: _____

QUITCLAIM DEED

Address New Owner: West Maple Real Estate, LLC 700 12th Avenue S, Suite 302 Nashville, TN 37203	Send Tax Bills To: New Owner	Tax Parcel ID No. 082-16-0-182.00

FOR AND IN CONSIDERATION OF the sum of Ten ($10.00) Dollars, cash in hand paid, and other good and valuable consideration, the receipt of which is hereby acknowledged, **JORDAN S. KELLER, TRUSTEE OF THE 913 FATHERLAND STREET TRUST U/A/D 08/04/2014, a/k/a THE 913 FATHERLAND TRUST** ("Grantor"), by these presents, does hereby quitclaim and convey unto **WEST MAPLE REAL ESTATE, LLC,** and its successors and assigns ("Grantee"), all of Grantor's rights, title and interest in and to certain tract or parcel of land in Davidson County being more particularly described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot(s) 91, as shown on the map entitled Barrow's Addition of East Nashville, of record in Plan Book 1, page 93, Chancery Court for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Said Lot No. 91 fronts 50.0 feet on the northerly side of Fatherland Street and runs back between parallel lines 170.0 feet to an alley.

Being the same property conveyed from CORNERSTONE INVESTMENTS, INC., by deed to JORDAN S. KELLER, TRUSTEE OF THE 913 FATHERLAND STREET TRUST U/A/D 08/04/2014, a/k/a THE 913 FATHERLAND TRUST, of record in Instrument No. 20140820-0075653, dated August 15, 2014, said Register's Office.

This is improved property, known as: **913 Fatherland Street, Nashville, TN 37206.**

Said property is conveyed subject to any all such easements, limitations, restrictions and encumbrances as may affect the premises.

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BILL GARRETT, Davidson County
Trans:T20150076166 DEEDQC
Recvd: 09/08/15 11:23 2 pgs
Fees:12.00 Taxes:0.00
20150908-0090999

Witness my hand this the 8th day of Sept., 2015, the bargaining party, having cause my name to be signed hereto on said day and date.

GRANTOR:

THE 913 FATHERLAND STREET TRUST

By: _____, Trustee
JORDAN S. KELLER, TRUSTEE

STATE OF TENNESSEE)
)
COUNTY OF Davidson)

Before me, the undersigned, a Notary Public in and for said County and State, personally appeared **JORDAN S. KELLER,** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who, upon oath, acknowledged such person to be the Trustee of **THE 913 FATHERLAND TRUST U/A/D 08/04/2014**, and that he as such Trustee, executed the foregoing instrument for the purpose therein contained, by signing the name of the Trust as its Trustee.

Witness my hand, at office, this 8th day of September, 2015.

JENNIFER S. GHANEM
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires MAR. 6, 2018

_____
Notary Public
My commission expires: _____