J. TRENT LEHMAN
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

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 13 DAY OF October 2015

Notary Public

MY COMMISSION EXPIRES: 11/13/17

(AFFIX SEAL)

QUITCLAIM DEED

THIS INSTRUMENT WAS PREPARED BASED UPON INFORMATION PROVIDED BY THE PARTIES 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
M.T. Stevenson Trustee	NEW OWNER	08111056000
(NAME) 1210 SE 14th Street	(NAME)	08111056100
(ADDRESS) Deerfield Beach, FL 33441	(ADDRESS)	
(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, WE,

TLD INVESTMENTS, LLC

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

M. T. STEVENSON, TRUSTEE

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

See Attached Exhibit A

THIS CONVEYANCE IS SUBJECT TO: SUCH LIMITATIONS, RESTRICTIONS, AND ENCUMBRANCES AS MAY AFFECT THE PREMISES.

This is improved X property, known as 1600 & 1600B 12th Avenue North, Nashville, TN 37208 (unimproved)
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness this October 13, 2015.

Kenneth H. Dupree

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 Kenneth H. Dupree, with whom I am personally acquainted, and who, upon oath, acknowledged himself to be the Sole Member of TLD Investments, LLC, and that, as such Sole Member, being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by herself himself as Sole Member.

Witness my hand and official seal at Nashville, Tennessee this October 13, 2015.

Commission expires:

Notary Public

ROBERT J. NOTESTINE III
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
My Comm. Expires May 8, 2017

BILL GARRETT, Davidson County
Trans: T20150089648 DEEDQC
Recvd: 10/21/15 10:40 2 pgs
Fees: 12.00 Taxes: 0.00

20151021-0107009

EXHIBIT A

TRACT I

Beginning at a point on the easterly side of 12th Avenue N., 25 feet from the Northeast corner of the said 12th Avenue N. and Cockrill Street, thence northerly along the easterly margin of 12th Avenue N. 25 feet to a point fronting on said 12th Avenue N. and extending back easterly between parallel lines, the north line of which abutting that parcel conveyed to Jessie Porter and wife, 154 feet to an alley.

Being part of the same property conveyed by Kenneth H. Dupree to TLD Investments, LLC by Quitclaim Deed of record in Instrument No. 20100707-0053130. Being further conveyed to John H. Montgomery by Final Decree Confirming Sale of record in Instrument No. 20120823-0075895. Further conveyed to M.T. Stevenson, Trustee by Quitclaim Deed of record in Instrument No. 20150701-0063633 said Register's Office.

TRACT II

Land in Davidson County, Tennessee, being the southerly 25 feet of Lot No 131 on the plan of McGavock, Wetmore and others' second addition, called the addition to the town of McGavock, of record in Book 21, page 41, Register's Office for Davidson County, Tennessee.

Said part of said lot No. 131 fronts 25 feet on the easterly side of 12th Avenue North, formerly Florence Street, and runs back between parallel lines with the northerly margin of Cockrill Street, 154 feet to an alley.

Being part of the same property conveyed by Kenneth H. Dupree to TLD Investments, LLC by Quitclaim Deed of record in Instrument No. 20100707-0053130. Being further conveyed to M.T. Stevenson Trust by Final Decree Confirming Sale of record in Instrument No. 20140121-0005713 said Register's Office.