**THIS INSTRUMENT PREPARED BY:**

Wagon Wheel Title & Escrow, LLC
202 South 11th Street
Nashville, TN 37206
615.650.5100

BILL GARRETT, Davidson County
Trans:T20150094611 DEEDQC
Recvd: 11/05/15 15:44 2 pgs
Fees:12.00 Taxes:0.00
20151105-0113053

## QUITCLAIM DEED

| Address of New Owner(s): | Send Tax Bills to: | Map/Parcel No.: |
|---|---|---|
| Nicholas Buda<br>1112 Forrest Avenue<br>Nashville, TN 37206 | New Owners | 043100A01200 Unit A-2<br><br>043100A01200 Unit A-4 |

FOR AND IN CONSIDERATION of the sum of One Dollar ($1.00), cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, Nicholas Buda, a single man and Ashley Bosshart, a single woman, by these presents does hereby quitclaim and convey unto Nicholas Buda, an unmarried man, his/her/their heirs, successors and assigns, all its right, title and interest in and to the following described tract of land:

**A condominium Unit in Davidson County, Tennessee, being Unit No. A-2 and A-4 on the Plan of Madison Park Condominium, Phase II, according to Master Deed of record in Book 5462, page 614, as corrected by Book 5608, page 551 and amended in Book 8014, page 416, in the Register's Office for Davidson County, Tennessee, and more particularly described in Plat Book 5200, pages 179 through 182, in the Register's Office of Davidson County, Tennessee, to which plan reference is here made for a more complete description.**

**Being a portion of the same property conveyed to SCKC, LLC by Warranty deed from C.W. Langford and wife, Lane Langford of record in Instrument No. 20080812-0082776 Register's Office for Davidson County, Tennessee, dated August 6, 2008 and recorded on August 12, 2008.**

**Being a portion of the same property conveyed to Properties Investment Group, LLC, a Tennessee limited liability company by Quitclaim deed from Prosperity, a Tennessee General Partnership of record in Instrument No. 20091021-0097398 Register's Office for Davidson County, Tennessee, dated July 15, 2009 and recorded on October 21, 2009.**

**Being a portion of the same property conveyed to Nicholas Buda, a single man and Ashley Bosshart, a single woman by Warranty Deed from SCKC, LLC, a Tennessee Limited Liability Company, on its own behalf and as the success by merger of Properties Investment Group, LLC, a Tennessee Limited Liability Company of record in Instrument No. 20151105-0113049, Register's Office for Davidson County, Tennessee, dated November 2, 2015 and recorded on November 5, 2015.**

**This is improved property known as 555 N. Dupont Avenue – Units A-2 and A-4 - Madison, TN 37115.**

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer is $0.00.

Subscribed and sworn to before me this the
4th day of November, 2015.

Affiant

My commission expires:
(Affix Seal)

Notary Public

7-2-18

J. BRANDON MILLER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires July 2, 2018

as effective SBM
Witness our hand this 2nd day of November, 2015, the corporate party having caused its name to be signed hereto by its duly authorized officers on said day and date.

Nicholas Buda

Ashley Bosshart

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for the County and State, the within named Nicholas Buda and Ashley Bosshart, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he/she executed the foregoing instrument for the purposes therein contained.

Witness my hand and seal this 3rd day of November, 2015.

Notary Public

My Commission Expires:

J. BRANDON MILLER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires July 2, 2018