Box # 14
G# 28295-3A

QUITCLAIM DEED

Davidson County DEEDQC
Recvd: 04/21/16 10:44 3 pgs
Fees:18.00 Taxes:425.50
20160421-0038757

State of Tennessee
County of Davidson

The actual consideration for this transfer is $ -115,000.00- .

Affiant

Subscribed and sworn to before me, this the 20th day of April, 2016.

Notary Public

My commission expires:

JUSTON W. POWELL STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires 07-03-2017 (AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Attorneys Title Company, Inc.
2927 Berry Hill Drive , Nashville, TN 37204-3126

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers
Gabe Feltner Construction , LLC, a Tennessee limited liability company	New Owner	**Map 091-05-0 Parcel 047.00**
P.O. Box 40305		
Nashville, TN 37204		

FOR AND IN CONSIDERATION OF THE SUM OF ONE DOLLAR, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE,

KISS L.P., a Tennessee limited partnership

HEREINAFTER CALLED THE GRANTORS, HAVE QUITCLAIMED, AND BY THESE PRESENTS DO HEREBY CONVEY UNTO

Gabe Feltner Construction, LLC, a Tennessee limited liability company

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

LAND, Being Lot No. 6 on the Plan of the Subdivision of Lot No. 28 and part of Lot No. 30 of the B.P. Cockrill Farm of record in Book 332, Page 2, Register's Office for Davidson County, Tennessee. To which plan reference is hereby made for a more complete description.

Property commonly known as 611 Ries Avenue Nashville, Tennessee 37209.

BEING all the same property conveyed to Kiss, LP, a Tennessee limited partnership, by substitute trustee deed dated December 13, 2013 from Coles and Holton, LLP, a substitute trustee of record in Instrument No. 20131216-0127008, Register's Office for Davidson County, Tennessee.

The conveyance of the above described parcel of land is subject to the following exceptions:

1) All matters shown on the Plan of record in Exhibit "C" to the Declaration of Covenants, Conditions and restrictions, said Register's Office;
2) All matters as shown on the Plan of record in Book 332, Page 2, Register's Office for Davidson County, Tennessee;
3) Easement for Sanitary Sewer and/or Storm Drainage of record in Book 4147, Page 890, Register's Office for Davidson County, Tennessee;
4) Taxes for 2016, a lien not yet due and payable, which have been prorated and assumed by the Grantee herein.

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This is Improved (____) Unimproved (__X__) property, known as: **611 Ries Avenue, Nashville, TN 37209**

Witness my/our hand(s) this **20th** day of **April, 2016.**

KISS L.P., a Tennessee limited partnership

By: _____
Name: Eric Johnson
Its: Partner

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public, within and for the State and County aforesaid, personally appeared **Eric Johnson**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be a Partner of **KISS L.P., a Tennessee limited partnership**, the within named bargainor, and that he as such Partner, being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the limited partnership by himself as such Partner.

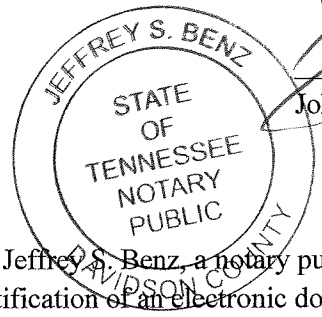
Witness my hand and official seal at Nashville, Tennessee, this **20th** day of **April, 2016.**

HOLLISON W. HOWELL
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 07-03-2017

_____
Notary Public

My Commission Expires:

I, John T. Cook, do hereby make oath that I am a licensed attorney and the custodian of the electronic Version of the attached document tendered for Registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.



John T. Cook

State of Tennessee
County of Davidson

Personally appeared before me, Jeffrey S. Benz, a notary public for this county and state, John T. Cook, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Jeffrey S. Benz, Notary Public

My commission expires: July 6, 2019