BILL GARRETT, Davidson County
Trans:T20160040989 DEEDQC
Recvd: 05/16/16 16:09 2 pgs
Fees:12.00 Taxes:0.00
20160516-0048896

THIS INSTRUMENT PREPARED BY:
Chapman & Rosenthal Title, Inc.
2002 Richard Jones Road, Suite 203A
Nashville, Tennessee 37215
File: 16036857

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer is: $ 0.

Affiant

Subscribed and sworn to before me, this 10th day of May, 2016.

Notary Public

My Commission Expires:

WILLIAM T. CHAPMAN IV
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES SEPTEMBER 10, 2018

QUITCLAIM DEED

Address New Owner:	Send Tax Bills To:	Tax Information:
Scott M. Hammrich 4901 Tennessee Ave Nashville, TN 37209	New Owner	091-08-0G-001.00

FOR AND IN CONSIDERATION of Ten and 00/100 Dollars ($10.00) and other good and valuable consideration, the receipt of all of which is hereby acknowledged, **MAD-SHU Properties, LLC,** (hereinafter referred to as the "Grantor") do hereby quitclaim, transfer and convey unto **Scott M. Hammrich,** her heirs and assigns all of her rights, title and interest in the real property in the County of Davidson, State of Tennessee, and more particularly described as follows:

Unit A, of the 4516 Michigan Cottages, as established in Declarations of Covenants, Conditions and Restrictions for a Horizontal Property Regime with Private Elements of record at Instrument No. Instrument Number 20150320-0024423, the Register's Office of Davidson, Tennessee, to which Declaration reference is hereby made for a more particular description of said property.

Being the same property conveyed by Quitclaim Deed from MAD Remodeling, Repair, & Cleaning, Inc., a Tennessee corporation to MAD-SHU Properties LLC, a Tennessee Limited Liability Company, as recorded on the 15th day of April, 2015 in Instrument No. 20150415-0033437; Warranty Deed from Jeff Estepp to Mad Remodeling, Repair & Cleaning, Inc., as recorded on the 28th day of August, 2014 in Instrument No. 20140828-0078834; Quitclaim Deed from Eastoak, LLC to Jeff Estepp, as recorded on the 31st day of January, 2014 in Instrument No. 20140131-0008831; Quitclaim Deed from Curtis M. Groves to Eastoak, LLC, as recorded on the 31st day of May, 2011 in Instrument No. 20110531-0041204 and Warranty Deed from Henry Hood and Sarah Hood to EastOak, LLC, a Limited Liability Company, an eighty six and two thirds interest and Curtis M. Groves a thirteen and one third interest, as recorded on the 6th day of February, 2008 in Instrument No. 20080206-0012208, in the Register's Office of Davidson County, Tennessee.

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

IN WITNESS WHEREOF, Grantor has executed this instrument on this 10th day of May, 2016.

MAD-SHU Properties, LLC

By: _____
Robert G. Shuler, Member

By: _____
Scott M. Hammrich, Member

By: _____
Stephen M. Hay, Member

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned, of the State and County aforesaid, personally appeared Robert G. Shuler and Scott M. Hammrich, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged themselves to be the sole members (or other officer authorized to execute the instrument) of MAD-SHU Properties, LLC, a Tennessee Limited Liability Company, the within named bargainor, and that they as such authorized members have executed the foregoing instrument for the purposes therein contained, by signing the name of the company by themselves as such aforesaid authorized members.

Witness my hand and official seal at office, this 10th day of May, 2016.

_____
Notary Public

WILLIAM T. CHAPMAN, IV
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

MY COMMISSION EXPIRES SEPTEMBER 10, 2018

IN WITNESS WHEREOF, Grantor has executed this instrument on this 10th day of May, 2016.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned, of the State and County aforesaid, personally appeared Stephen M. Hay, 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 member (or other officer authorized to execute the instrument) of MAD-SHU Properties, LLC, a Tennessee Limited Liability Company, the within named bargainor, and that he as such authorized member has executed the foregoing instrument for the purposes therein contained, by signing the name of the company by himself as such aforesaid authorized member.

Witness my hand and official seal at office, this 10th day of May, 2016.

_____
Notary Public

WILLIAM T. CHAPMAN, IV
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

MY COMMISSION EXPIRES SEPTEMBER 10, 2018