BILL GARRETT, Davidson County
Trans:T20160045278 DEEDQC
Recvd: 05/31/16 08:18 2 pgs
Fees:12.00 Taxes:0.00
20160531-0054042

THIS INSTRUMENT PREPARED BY: **Elizabeth Petterson, Esq.** **2711 9th Ave S.** **Nashville, TN 37204**	STATE OF TENNESSEE COUNTY OF DAVIDSON The actual consideration for this transfer is: $-0-. Affiant Subscribed and sworn to before me, this 10 day of May, 2016. Notary Public My Commission Expires: 3 July 2017

HANNA GRITSAK
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Address New Owner: John Brent Smith 2711 9th Avenue South Nashville, TN 37204	Send Tax Bills To: New Owner	Map-Parcel Number: 118-01-0

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and all other good and valuable considerations, the receipt of which is hereby acknowledged, **LIGHTFOOT GRAHAM DEVELOPMENT, a Tennessee limited liability company** ("Grantor"), has this day quitclaimed, transferred and conveyed to **JOHN BRENT SMITH** ("Grantee"), its successors, heirs and assigns, all that tract or parcel of land in Davidson County, Tennessee, more particularly described as follows:

BEING the easterly 50 feet of Lot No. 91 on the Plan of Montrose Place, as recorded in Book 57, Page 93, Register's Office for Davidson County, Tennessee.

SAID part of Lot No. 91 fronts 50.0 feet on the southerly margin of Gilmore Avenue, and runs back, with the westerly margin of 9th Ave South (formerly Duke Street), 160.0 feet to an alley, measuring 50.4 feet thereon.

Being the same property conveyed to Lightfoot Graham Development, LLC by Warranty Deed from John E. Belliford, (executed under power of attorney recorded in Instrument No. 20160407-0033230) and said Warranty Deed recorded on the 7th day of April, 2016 in Instrument No. 20160407-0033231, Register's Office for Davidson County, Tennessee.

This is improved property known as: 901 Gilmore Ave, Nashville TN 37204

Grantor covenants that it is lawfully seized and possesses said real property in fee simple and has a good right to convey it. This conveyance is subject to all liens, restrictions, conditions, easements and other matters of record.

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 10 day of May, 2016.

LIGHTFOOT GRAHAM DEVELOPMENT

By: _____
John Brent Smith, President of Lightfoot Graham Development, LLC

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public, in and for the said county and state, the within named John Brent Smith, with whom I am personally acquainted, and who acknowledged that he is the President of Lightfoot Graham Development, LLC ("LGD"), and as President of LGD, is authorized to execute the within instrument for the purposes therein contained.

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

_____
Notary Public

My Commission Expires: 3 July 2017

HANNA GRITSAK STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY