BILL GARRETT, Davidson County
Trans:T20160049472 DEEDQC
Recvd: 06/10/16 15:13 2 pgs
Fees:12.00 Taxes:0.00
20160610-0059143

THIS INSTRUMENT PREPARED BY:

M2L Law Group, LLC
202 South 11th Street
Nashville, TN 37206
615.650.5100

QUITCLAIM DEED

Address of New Owner(s):	Send Tax Bills to:	Map & Parcel:
Due South, LLC 631 4th Avenue South Nashville, TN 37210	New Owner	061-14-0-192.00 (part of)

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, **Due South, LLC, a Tennessee Limited Liability Company,** by these presents does hereby quitclaim and convey unto **Due South, LLC, a Tennessee Limited Liability Company,** its successors and/or assigns, all its right, title and interest in and to the following described tract of land:

Land in Davidson County, Tennessee, being Lot No. 4 on the Plan of Ross T. Hughes Subdivision of Lot No. 11 of Patterson and Young Subdivision, of record in Plat Book 547, Page 174, Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being part of the same property conveyed to Kathy L. Biggers by Quitclaim deed from Steven D. Biggers of record in Instrument No. 20070808-0095020 Register's Office for Davidson County, Tennessee, dated August 08, 2007 and recorded on August 08, 2007.

Being part of the same property conveyed to Kathy L. Biggers by Quitclaim deed from Steven D. Biggers of record in Instrument No. 20150121-0005860 Register's Office for Davidson County, Tennessee, dated January 13, 2015 and recorded on January 21, 2015.

Being part of the same property conveyed to Due South, LLC, a Tennessee Limited Liability Company, by deed from Kathy L. Biggers, a married woman, of record in Instrument No. 20160406-0033177, said Register's Office, dated April 4, 2016 and recorded on April 6, 2016.

This is improved property also known as 3734 Baxter Avenue (aka 1000 Gillock Street), Nashville, TN 37216.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer is $ 0.00.

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

Affiant

My commission expires:
(Affix Seal)
7-2-2018

Notary Public

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

IN WITNESS WHEREOF, the undersigned has executed this Quitclaim Deed on this 10th day of June, 2016.

Due South, LLC, a Tennessee Limited Liability Company

By: _____
Name: Amy Lucile Clithero Gill
Title: Sole Member

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 Amy Lucile Clithero Gill, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged herself to be the Sole Member of Due South, LLC, a Tennessee Limited Liability Company, and that she, acting in such capacity, and authorized so to do, executed the foregoing instrument on behalf of said company for the purposes therein contained.

Witness my hand and seal 10th day of June, 2016.

_____
Notary Public

My Commission Expires: 7-2-2018

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