BILL GARRETT, Davidson County
Trans:T20160054749 DEEDQC
Recvd: 06/27/16 15:10 2 pgs
Fees:12.00 Taxes:0.00
20160627-0065498

THIS INSTRUMENT PREPARED BY:
Wagon Wheel Title & Escrow, LLC
202 South 11th Street
Nashville, TN 37206
615.650.5100

THE PURPOSE OF THIS CONVEYANCE IS TO SEPARATE THIS PARCEL INTO TWO SEPARATE TAX PARCELS WITH SEPARATE TAX PARCEL IDENTIFICATION NUMBERS

QUITCLAIM DEED

Address of New Owner(s):	Send Tax Bills to:	Map & Parcel:
MAD-SHU Properties, LLC 4901 Tennessee Avenue Nashville, TN 37209	New Owner	Part of 091-07-0-354.00

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, **MAD-SHU Properties, LLC,** by these presents do hereby quitclaim and convey unto **MAD-SHU Properties, LLC,** his/her/their heirs, successors and assigns, all his/her/their right, title and interest in and to the following described tract of land:

Land in Davidson County, Tennessee, being Lot Nos. 1220 of Block 179, on No. 1 Plan of West Nashville, of record in Plat Book 57, Pages 74 and 75, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Robert G. Shuler, by Warranty Deed from Johnny Lezcano Cervantes and wife, Elvia Fragoso Alonso, of record in Instrument No. 20160401-0031326 in the Register's Office for Davidson County, Tennessee, dated March 31, 2016 and recorded on April 1, 2016.

This is improved property known as part of 5309 Michigan Avenue, Nashville, TN 37209.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer is $ 0.00.

Subscribed and sworn to before me this the 27th day of June, 2016.

Affiant

My commission expires: 7-3-17
(Affix Seal)

Notary Public

STEVEN T. MORRIS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires July 3, 2017

IN WITNESS WHEREOF, the undersigned has executed this Quitclaim Deed on this 27TH day of JUNE 2016.

MAD-SHU Properties LLC

By: _____
Name: Scott Hammrich
Title: Member

By: _____
Name: Stephen Hay
Title: Member

By: _____
Name: Robert G Shuler
Title: 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 Scott Hammrich, Stephen Hay, and Robert G. Shuler, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself/themselves to be the Members of MAD-SHU Properties LLC, a Tennessee Limited Liability Company, and that he/they, 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 this 27TH day of June, 2016.

_____
Notary Public

My Commission Expires: 7-3-17

STEVEN T. MORRIS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires July 3, 2017