QUITCLAIM DEED

BILL GARRETT, Davidson County
Trans:T20160078766 DEEDQC
Recvd: 09/08/16 11:14 2 pgs
Fees:12.00 Taxes:0.00
20160908-0094555

B-JG-16-144

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $0.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 8th DAY OF September, 2016..

Notary Public

MY COMMISSION EXPIRES: 10/18/16 (AFFIX SEAL)

DANA DELWORTH STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
Rudy Title & Escrow, LLC
2012 21st Ave. S.
Nashville, TN 37212

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
William H. Smallman	new owner	
(NAME)	(NAME)	**105-11-0-208.00**
P.O. Box 158444		
(ADDRESS)	(ADDRESS)	
Nashville TN 37215		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid by the hereinafter named Grantee(s), and other good and valuable consideration, the receipt of which is hereby acknowledged, **D&J PROPERTIES OF TENNESSEE, LLC, A TENNESSEE LIMITED LIABILITY COMPANY,** hereinafter called the Grantor(s), has/have bargained and sold, and by these presents do/does transfer and convey unto **WILLIAM H. SMALLMAN** hereinafter called the Grantee(s), his/her/its/their heirs, successors and assigns, that certain tract or parcel of land in **DAVIDSON** COUNTY, STATE OF **TENNESSEE**, described as follows, to wit:

Land in Davidson County, Tennessee, being Lot No. 3 and the southerly 6 feet of Lot No. 1 and the northerly 12 feet of Lot No. 5 of Aldrich Bros. and Myers Subdivision of record in Plat Book 161, Page 44, in the Register's Office for Davidson County, Tennessee.

Said Lot No. 3 and the portions of Lots Nos. 1 and 5 front 68 feet on the easterly margin of Rains Avenue and extend back between parallel lines a distance of 150 feet to a proposed 15 alley.

Being the same property conveyed to D & J Properties of Tennessee, LLC, a Tennessee limited liability company by Warranty deed from Aubrey Hiam of record in Instrument No. 20031202-0173195 Register's Office for Davidson County, Tennessee, dated December 1, 2003 and recorded on December 2, 2003.

This is **improved** property known as: **144 A&B Rains Avenue , Nashville, Tennessee 37203**.

Witness my hand and official seal, this the 1st of September, 2016.

D&J Properties of Tennessee, LLC, a Tennessee limited liability company

BY:_____
Jeff Gaw
Chief Manager

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, JEFF GAW, to me known (or proved to me on the basis of satisfactory evidence) to be the person described in and who acknowledged himself/herself to be the CHIEF MANAGER of D&J PROPERTIES OF TENNESSEE, LLC, A TENNESSEE LIMITED LIABILITY COMPANY the within named bargainor, a limited liability company, and that he/she as such CHIEF MANAGER executed the foregoing instrument for the purpose therein contained.

Witness my hand and official seal, this the 1st of September, 2016.

_____
Notary Public
My Commission Expires:
(SEAL)

C. LOY CARNEY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires JULY 6, 2020