BILL GARRETT, Davidson County
Trans:T20160101076 DEEDQC
Recvd: 11/16/16 08:58 2 pgs
Fees:12.00 Taxes:0.00
20161116-0120646

This Instrument Prepared By and Return To:
The Closing Company Title & Escrow, LLC
8005 Church St. E, Ste 219
Brentwood, TN 37027

Address New Owners:	Send Tax Bills To:	Map & Parcel Numbers:
Monarch Development, LLC 540 Sydney Place Murfreesboro, TN 37130	Same as Owner	105-01-111.00

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS that **Aspen Development, LLC, a Tennessee Limited Liability Company** does hereby quitclaim and by these presents does transfer and convey all of it's right, title and interest unto **Monarch Development, LLC, a Tennessee Limited Liability Company,** it's successors and assigns, in and to the following tracts of land in **Davidson County, Tennessee**, described as follow, to-wit:

Land in Davidson County, Tennessee being part of Lot No. 122 on M. A. Spurr's Resubdivision as of record in Book 21, page 83, Register's Office for Davidson County, Tennessee, described according to a survey made by Barge, Waggoner and Sumner, Engineers, dated May 13, 1970, as follows:

Beginning at an iron pin in the westerly margin of Villa Place, thence with said street, South 8 degrees 48' 30" West 30.7 feet to an iron pin at the beginning of a curve, thence around said curve, southwesterly 30.74 feet to an iron pin in the northerly margin of Tremont Avenue; thence with the same, North 83 degrees 08' West 116 feet to an iron pin at the beginning of a curve; thence around said curve, northwesterly 24.07 feet to an iron pin at the beginning of a curve, thence around said curve, northwesterly 24. 07 feet to an iron pin; thence with the easterly margin of Alley No. 438, North 8 degrees 48' 30" East 34.5 feet to an iron pin; thence South 83 degrees -8' East 150.8 feet to the point of beginning, containing 7,404.5 square feet.

Being the same property conveyed to Aspen Development, LLC by Warranty Deed from Valerie Mason, Gloria Battle, Deborah Jones, Reginald Jones and Valencia Jones, dated October 21, 2016, recorded October 25, 2016, as Instrument Number 20161025-0112520, Register's Office for Davidson County, Tennessee.

This instrument and the interest hereby released and quitclaimed are subject to such limitations, restrictions and encumbrances as may affect the premises.

IN WITNESS WHEREOF, I have hereunto set my hand on this 14th day of November, 2016.

Aspen Development, LLC

By: _____

John Zelenak, President

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

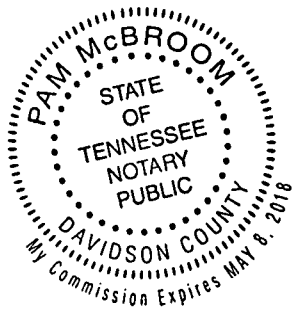
Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named John Zelenak, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who, upon oath acknowledged himself to be President of Aspen Development, LLC, the bargainor, a Tennessee limited liability company, and that he as such President, executed the within instrument for the purposes therein contained, by signing the name of the company by himself as President.

WITNESS my hand and official seal this the 14th day of November, 2016.

Pam McBroom

Notary Public

My Commission Expires:



STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $0.00.

Affiant

Subscribed and sworn to before me, this 14th day of November, 2016.

Pam McBroom

Notary Public

My Commission Expires:

