Davidson County DEEDQC
Recvd: 02/17/17 09:33 2 pgs
Fees:12.00 Taxes:0.00
20170217-0016385

QUITCLAIM DEED

28388

STATE OF TENNESSEE

COUNTY OF WILLIAMSON

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

Amy J. Nelson
Affiant

SWORN AND SUBSCRIBED TO BEFORE ME, THIS THE 16th DAY OF February, 2017.

Notary Public

(Affix Seal)

My Commission Expires: 3-25-18

LAURA M. MATERA HAYS STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

THIS INSTRUMENT WAS PREPARED BY and PLEASE RETURN TO:
HALE AND HALE, PLC
198 EAST MAIN STREET, STE 200
FRANKLIN, TN 37064

Address of New Owners:	Send Tax Bills To:	Tax ID#:
Austin B. Pennington	New Owner	104 10 00 001.00
1804 Williamson Court, Ste. 107		
Brentwood, TN 37027		

For and in consideration of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and for other good and valuable consideration, the receipt of which is hereby acknowledged, BARLOW BUILDERS LLC, hereinafter called the Grantor, has bargained and sold, and does hereby quitclaim and convey unto AUSTIN B. PENNINGTON, hereinafter called the Grantee, his heirs and assigns, all of its right, title and interest in and to the following described real property in Davidson County, State of Tennessee, described as follows, to wit:

Land in Davidson County, Tennessee, being Lot No. 1 on the Plan of Byron Close, as shown on plat of record in Instrument No. 20131018-0108864, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Barlow Builders LLC by Warranty Deed from Byron Avenue 3501, LLC, a Tennessee limited liability company, dated January 30, 2015, of record in Instrument No. 20150202-0009543, Register's Office for Davidson County, Tennessee.

This is improved property know as 101 Ransom Avenue, Nashville, Tennessee 37205.

Witness my/our hand(s) this 16th day of February, 2017 :

BARLOW BUILDERS LLC

BY: _____
Austin B. Pennington, President

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, the undersigned authority, a Notary Public of the State and county mentioned, personally appeared Austin B. Pennington, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the President (or other officer authorized to execute the instrument) of Barlow Builders, LLC, the within named bargainor, a limited liability company, and that he as such President executed the foregoing instrument for the purpose therein contained, by personally signing the name of the limited liability company as President.

Witness my hand, at office, this 16th day of February, 2017.

_____
Notary Public

My Commission Expires:
12-5-2020

KATHLEEN HALE McCLELLAN STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

CERTIFICATE OF AUTHENTICITY

I, Kathleen Hale McClellan, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Kathleen Hale McClellan

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before, Alice J. Stewart, a Notary Public for this County and State, Kathleen Hale McClellan, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

My Commission Expires: 4/11/2020

Alice J. Stewart

