QUITCLAIM DEED

BILL GARRETT, Davidson County
Trans:T20170021764 DEEDQC
Recvd: 03/14/17 13:21 2 pgs
Fees:12.00 Taxes:0.00

20170314-0024984

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION FOR THIS TRANSFER IS $0.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 10 DAY OF March, 2017.

Notary Public

MY COMMISSION EXPIRES: 10-7-19
(AFFIX SEAL)

ALISON RODGERS NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
Rudy Title & Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
Rhythm Homes and Development, LLC	**New Owner**	
(NAME)	(NAME)	
6551 Pernod Avenue		
(ADDRESS)	(ADDRESS)	**P/O 071090030.00**
St. Louis, MO 63139		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF NO DOLLARS AND NO CENTS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE (S) AND FOR OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT ALL OF WHICH IS HEREBY ACKNOWLEDGED, I/WE **RHYTHM HOMES AND DEVELOPMENT, LLC,** HEREINAFTER CALLED THE GRANTOR (S), HAVE BARGAINED AND SOLD, AND DO HEREBY QUITCLAIM AND CONVEY UNTO **RHYTHM HOMES AND DEVELOPMENT, LLC**, HEREINAFTER CALLED THE GRANTEE (S), THEIR SUCCESSORS AND ASSIGNS, ALL OF OUR RIGHT TITLE AND INTEREST IN AND TO THE FOLLOWING DESCRIBED TRACT/PARCEL OF LAND IN **DAVIDSON** COUNTY, STATE OF TENNESSEE AS FOLLOWS, TO WIT:

THE PURPOSE OF THIS INSTRUMENT IS TO RE-ESTABLISH AN EXISTING UNDERLYING LOT LINE AND TO OBTAIN SEPARATE MAP & PARCEL NOS.

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 117 ON THE PLAN OF SCRUGGS SUBDIVISION, BROOKLYN HEIGHTS OF RECORD IN PLAT BOOK 332, PAGE 140, 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 A PORTION OF THE SAME PROPERTY CONVEYED TO RHYTHM HOMES AND DEVELOPMENT, LLC, BY WARRANTY DEED FROM LARRY W. HURT, OF RECORD IN INSTRUMENT NUMBER 20170224-0018560, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

THIS CONVEYANCE IS SUBJECT TO ANY AND ALL EXISTING EASEMENTS AND RESTRICTIONS AS SHOWN OF RECORD.

*****This instrument has been prepared by information provided by the parties*****
*****No title search was conducted and no representations regarding title have been made by the Drafter*****

This is
( ) **unimproved**
(X) **improved**

property known as PART OF **1800 Seminary Street, Nashville, Tennessee 37207**
(House Number) (Street) (P.O. Address) (City or Town) (State) (Postal Zip)

Witness my/our hand (s) this the 10 day of March 2017.

RHYTHM HOMES AND DEVELOPMENT, LLC

By: Nathan Agnew
Its: Member

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this the 10 day of March, 2017, before me personally appeared **Nathan Agnew**, to me known (or proved to me on the basis of satisfactory evidence) and who, upon oath, acknowledged himself to be Member of Rhythm Homes and Development, LLC, the within named bargainor, a limited liability company, and that he as such Member, being authorized so to do, executed the foregoing instrument for the purpose therein contained by signing the name of Rhythm Homes and Development, LLC, as Member.

Witness my hand and official seal, this the 10 day of March, 2017.

Notary Public

My Commission Expires:
10-7-19

ALISON RODGERS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

RETURN TO:
Rudy Title & Escrow
2012 21st Ave. South
Nashville, TN 37212