3/16a

BILL GARRETT, Davidson County
Trans:T20170029517 DEEDQC
Recvd: 04/07/17 11:37 2 pgs
Fees:12.00 Taxes:0.00
20170407-0034254

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer is $0.

Affiant

Subscribed and sworn to before me on this 5 day of March, April, 2017.

Notary Public

My Commission Expires: _____

TONYA B. CHERRY
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY, TENN.
My Commission Expires September 18, 2017

BOX 10-A

RETURN TO:
PREMIER ESCROW, LLC
4301 HILLSBORO ROAD, STE 300
NASHVILLE, TN 37215

This Instrument Was Prepared By:
Kevin D. Montgomery
Hardeman & Montgomery
4301 Hillsboro Road, Suite 300
Nashville, Tennessee 37215

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP & PARCEL:
JB Partners	Same	
884 Van Leer		09111022800
Nashville, TN 37204		

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS that for the sum of Ten and No/100 ($10.00) Dollars, cash in hand paid, JB Partners, a Tennessee general partnership, does hereby convey, remise, release and quitclaim unto JB Partners, a Tennessee general partnership, its successors and assigns, the following described parcels of land in Davidson County, Tennessee:

Being Lot No. 909 and 911, Block 124 on the plan of West Nashville No. 1, of record in Book 57, Pages 74 and 75, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate description.

Being the same property conveyed to JB Partners, a Tennessee general partnership by Warranty Deed from William A. Little, married of record in Instrument No. 20170331-0031532, in the Register's Office of Davidson County, Tennessee.

Said property is conveyed subject to such limitations, restrictions and encumbrances as may affect the premises.

And now, the said JB Partners, a Tennessee general partnership, for the purpose of re-establishing the original lot lines of Lot No.'s 909 and 911 of Block 124, on the Plan of West Nashville No. 1, as of record in Book 57, Pages 74 and 75, Register's Office for Davidson County, Tennessee and having distinct map and parcel numbers assigned to Lot No.'s 909 and 911 of Block 124, on the Plan of West Nashville No. 1, as of record in Book 57, Pages 74 and 75, hereby convey, remise, release and forever quitclaim unto JB Partners, a Tennessee general partnership, its successors and assigns, the same property hereinabove described and set forth, to which reference is hereby made, and said property is conveyed subject to the same limitations, restrictions and encumbrances as may affect the premises, as above set forth.

WITNESS hands this 5th day of April, 2017.

GRANTOR:

JB Partners, a Tennessee general partnership

BY: _____
Bryan P. Church, Partner

BY: _____
Jason Keckley, Partner

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned notary public of the state and county aforementioned, personally appeared Bryan P. Church and Jason Keckley with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who, upon oath, acknowledged themselves to be partners of JB Partners, the within named bargainor, a partnership, and that they as such partners, executed the foregoing instrument for the purposes therein contained by signing the name of the partnership by themselves as partners.

Witness my hand and seal this 5th day of April, 2017.

_____
Notary Public

My Commission Expires: _____

KEVIN D. MONTGOMERY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN
My Commission Expires November 5, 2019