BILL GARRETT, Davidson County
Trans:T20170037384 DEEDQC
Recvd: 05/03/17 11:40 2 pgs
Fees:13.00 Taxes:318.19
20170503-0043598

This instrument prepared by:
Dodson Parker Behm & Capparella, P.C.
1310 6th Avenue North
Nashville, TN 37208
(615) 254-2291

QUITCLAIM DEED

ADDRESS OF NEW OWNER:
Invent Communities, Inc.
P.O. Box 60354
Nashville, TN 37206

SEND TAX BILL TO:
Same

MAP PARCEL NO.:
060-16-285.00
(Tr: 1) & 0

FOR AND IN CONSIDERATION of the sum of Ten Dollars and NO/100 ($10.00), and other good and valuable considerations, receipt and legal sufficiency of which valuable consideration is hereby acknowledged, **D225, LLC**, a Tennessee limited liability company, ("Grantor") does hereby assign, transfer and convey, and quitclaim any and all of its rights, title and interest in certain real estate in Davidson County, Tennessee, which is described below, unto **INVENT COMMUNITIES, INC.**, a Tennessee corporation, its successors, heirs, and assigns, with full power to mortgage, sell, transfer or convey. The real estate is described as follows:

A certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

Tract 1:
Land in Davidson County, Tennessee, being Lot 8 on the Plan of the Resubdivision of Reserve Parcel "A" of Jones Park Estates, of record in Plat Book 6200, Page 23, Register's Office for Davidson County, Tennessee to which reference is hereby made for a more complete and accurate legal description.

Tract 2:
Land in Davidson County, Tennessee, being Reserve Parcel "B" on the Plan of the Resubdivision of Reserve Parcel "A" of Jones Park Estates, of record in Plat Book 6200, Page 23, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to D225, LLC, a Tennessee limited liability company, from Sebastine Eraga and wife Hanna Eraga by Warranty Deed dated January 28, 2015, and recorded on February 3, 2015, of record in Instrument No. 20150203-0010222, in the Register's Office for Davidson County, Tennessee.

This is improved property known as **721 Jones Park Court, Nashville, TN 37207**.

The foregoing conveyance is subject to instruments of record in Plat Book 5210, Page 349 and Plat Book 6200, Page 23, Book 6850, Pages 366 and 414, Book 6405, Page 190, Instrument No. 20110824-0065570, Register's Office for Davidson County, Tennessee. Further, the foregoing

conveyance is subject to all encumbrances, easements, restrictive covenants and other matters, whether or not of public record, as may affect the above described property.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The consideration for this conveyance, per T.C.A. 67-4-409(a)(4), is $85,998.00.

Subscribed and sworn to before me this the 27th day of March, 2017.

Julie Burns
Affiant

Notary Public

My Commission Expires: 3/3/2020

THE PREPARER OF THIS DEED MAKES NO REPRESENTATION AS TO THE DESCRIPTION OF OR STATUS OF TITLE TO THE PROPERTY DESCRIBED HEREIN. THIS DEED HAS BEEN PREPARED SOLELY FROM INFORMATION FURNISHED TO THE PREPARER, WHO MAKES NO REPRESENTATION WHATSOEVER OTHER THAN IT HAS BEEN ACCURATELY TRANSCRIBED FROM THE INFORMATION.

WITNESS our hands this the 27th day of March, 2017.

D225, LLC

Signature: _____
Printed Name: **JUSTIN HICKS**
Title: Chief Manager

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, a Notary Public in and for the above jurisdiction, the within named **JUSTIN HICKS**, with whom I am personally acquainted (or who was identified to me on the basis of satisfactory evidence), who after being first duly sworn, acknowledged that he is the Chief Manager of the **D225, LLC**, the within named Grantor, and that in such capacity, he, being authorized so to do, executed the foregoing Quitclaim Deed for the purposes therein contained, on behalf of the said **D225, LLC**.

Witness my hand and official seal this 27 day of March, 2017.

Notary Public

My Commission Expires: 3/3/2020