QUITCLAIM DEED

BILL GARRETT, Davidson County
Trans: T20170054872 DEEDQC
Recvd: 06/27/17 10:38 2 pgs
Fees: 12.00 Taxes: 0.00
20170627-0064503

WHITNEY LEHMAN
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

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 THE June 15, 2017

Notary Public

MY COMMISSION EXPIRES: 2/29/2020

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Lehman Title & Escrow, LLC, 1646 Westgate Circle, Suite 102, Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Full Nelson, LLC	Philip Nelson	171020A13200CO
(NAME)	(NAME)	
725 Cowan Drive	243 Glenstone Circle	
(ADDRESS)	(ADDRESS)	
Nolensville, TN 37135	Brentwood, TN 37210	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of Ten Dollars ($10.00), cash in hand paid by the hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, I, **Philip Nelson and Ashley Nelson** hereinafter called the Grantor(s), have quitclaimed unto **Full Nelson, LLC** hereinafter called the Grantee(s), its assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

A certain condominium apartment in Davidson County, Tennessee, being Unit 132, on the Plan of Brentwood Villa, Phase 3B, of record in Plat Book 6900, Page 4, amended in Plat Book 6900, Page 329, Register's Office for Davidson County, Tennessee, a Tennessee Horizontal Property Act as the same is set out in Section 66-27-101, et seq., of Tennessee Code Annotated, and as established by the Master Deed for Brentwood Villa, as of record in Book 6923, Page 943, as amended in Book 7035, page 115; Book 7101, page 730; rerecorded in Book 7143, page 18; Book 7266, page 84; Book 7423, page 574 and Book 8072, page 564, Register's Office for Davidson County, Tennessee, together with the undivided percentage interest in the common elements appurtenant to said unit, as set forth in said Master Deed. Reference is hereby made to the Plat for Brentwood Villa, for proper identification.

Being the same property conveyed to Clifton O. Ogden by Warranty Deed from Joshua Q. Cherry and wife, Sandy Cherry recorded on February 14, 2003, of record in Instrument No. 20030214-0020627, Register's Office for Davidson County, Tennessee. Being further conveyed to Philip Nelson and Ashley Nelson, husband and wife by Warranty Deed from Clifton O. Ogden, recorded on June 12, 2017, of record in Instrument No. 20170612-0058581, Register's Office for Davidson County, Tennessee.

INFORMATION PROVIDED BY PARTIES. NO WARRANTY IS PROVIDED AS TO THE ACCURACY OF THIS INFORMATION.

This conveyance is further subject to (1) all applicable zoning ordinances (2) utility, sewer, drainage and other easements of record, (3) all subdivision/condominium assessments, covenants, bylaws, restrictions, declarations and easements of record, (4) building restrictions, and (5) other matters of public record.

unimproved ☐

This is improved ☑ property, known as 243 Glenstone Circle, Brentwood, TN 37027
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

Witness my/our hands this 9th day of June, 2017.

Philip Nelson

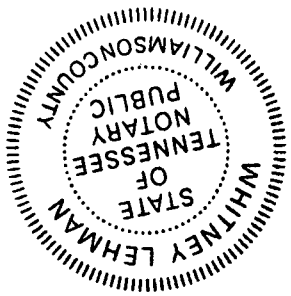
Ashley Nelson

State of Tennessee
County of Williamson

Personally appeared before me Philip Nelson and wife, Ashley Nelson with whom I am personally acquainted, and who acknowledged that he executed the foregoing instrument for purposes therein contained.

WITNESS my hand and seal this June 15, 2017

Notary Public
My Commission Expires: 7/09/2020



RETURN TO:
Lehman Title & Escrow, LLC
1646 Westgate Circle, Suite 102
Brentwood, TN 37027

File No.: 12122