Box 10-B

BILL GARRETT, Davidson County
Trans: T20170055668 DEEDQC
Recvd: 06/29/17 10:12 2 pgs
Fees: 12.00 Taxes: 0.00
20170629-0065445

LEE A. COHEN
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $-0-

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28 DAY OF JUNE, 2017

Lee A. Cohen

Notary Public

MY COMMISSION EXPIRES: NOVEMBER 5, 2018

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
COHEN & COHEN, ATTORNEYS AT LAW, 4908 CHARLOTTE AVENUE, NASHVILLE, TN 37209

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
EMERGENT PROPERTIES, LLC	**SAME**	**106-09-0-035.00**
(NAME) **293 VIVELLE AVE.**	(NAME)	
(ADDRESS) **NASHVILLE, TN 37210**	(ADDRESS)	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

QUITCLAIM DEED

FOR AND IN CONSIDERATION OF THE SUM OF ONE DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, **I, RYAN ARNETT, MARRIED,** BY THESE PRESENTS DO REMISE, RELEASE, QUITCLAIM, AND CONVEY ALL OF MY RIGHT, TITLE, AND INTEREST UNTO **EMERGENT PROPERTIES, LLC, A TENNESSEE LIMITED LIABILITY COMPANY,** HEREINAFTER CALLED THE GRANTEE, ITS SUCCESSORS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN **DAVIDSON COUNTY**, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Land in Davidson County, Tennessee, being Lot No. 107 on the Plan of Woodycrest, Section One, of record in Plat Book 1835, Page 25, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Ryan Arnett from Fannie Mae A/K/A Federal National Mortgage Association by deed dated April 18, 2012 of record in Instrument No. 20120419-0033580, Register's Office for Davidson County, Tennessee.

This conveyance is subject to matters as set forth in the Plan of record in Plat Book 1835, page 25; Clearnace Permit of record in Book 1065, page 230; and any and all other easements, restrictions, and conditions which may affect said property in the Register's Office for Davidson County, Tennessee.

****THIS IS NOT THE PRINCIPAL RESIDENCE OF THE GRANTOR.****

Unimproved ( )
This is improved(X) property known as **1909 HUTTON DRIVE, NASHVILLE, TN 37210**
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness my hand this 28 day of June, 2017.

RYAN ARNETT

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named **Ryan Arnett**, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office this 28 day of June, 2017.

My Commission Expires: **November 5, 2018**

Lee A. Cohen
Notary Public

