QUITCLAIM DEED

DANIEL AHLBRANDT
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

STATE OF TENNESSEE
COUNTY OF WILSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $0.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 7th day of July, 2017.

Notary Public
MY COMMISSION EXPIRES: 11-3-2020
(AFFIX SEAL)

BILL GARRETT, Davidson County
Trans: T20170058496 DEEDQC
Recvd: 07/10/17 10:10 2 pgs
Fees: 12.00 Taxes: 0.00
20170710-0068836

THIS INSTRUMENT WAS PREPARED BY

Birthright Title, LLC

2734 N. Mt. Juliet Road, Mt. Juliet, TN 37122

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Keith Lesuer and Rachel Lesuer	SAME AS NEW OWNER	09601009800
(NAME) 2722 Bluefield Avenue	(NAME)	
(ADDRESS) Nashville, TN 37214	(ADDRESS)	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and consideration of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, **Grant Alden**, hereinafter called the Grantor(s), has quitclaimed unto **Keith Lesuer and wife, Rachel Lesuer**, hereinafter called the Grantee(s), their heirs and/or assigns, a certain tract or parcel of land in **Davidson** County, State of Tennessee, described as follows, to-wit:

Land in Davidson County, the easterly part of Lot No. 20 on the Plan of Bluefield, of record in Book 843, Page 16, Register's Office for Davidson County, Tennessee.

Said part of Lot No. 20 fronts the northerly side of Bluefield Avenue and extends back 193 feet on the westerly line and 219 feet on the easterly line to a dead line measuring 66.7 feet thereon.

Being the same property conveyed to, Susan Thomas, by Quitclaim Deed from Jonathan L. Sachs, of record in Book 10690, Page 918, Register's Office for Davidson County, Tennessee. See also deed conveying the same property to Keith Lesuer and wife, Rachel Lesuer by deed from Susan Thomas, a married woman, of record in Instrument No. 20001016-0102473, said Register's Office.

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.

This is _X_ improved __ unimproved property known as 2722 Bluefield Avenue, Nashville TN 37214.

Witness my hand this 6 day of July, 2017.

Grant Alden

STATE OF Ky
COUNTY OF Bowan

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Grant Alden, the herein 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, this the 6th day of July, 2017.

Notary Public

My Commission Expires: 8/6/19 539309

(SEAL)

EULAH GRAY NOTARY PUBLIC KY STATE AT LARGE