BILL GARRETT, Davidson County
Trans:T20170066092 DEEDQC
Recvd: 08/01/17 15:10 2 pgs
Fees:12.00 Taxes:0.00
20170801-0078214

THIS INSTRUMENT PREPARED BY:

Wagon Wheel Title & Escrow, LLC
204 South 11th Street
Nashville, TN 37206
615.650.5100

This deed is prepared with information provided by the client without benefit of title search.

QUITCLAIM DEED

Address of New Owner(s):	Send Tax Bills to:	Map & Parcel:
Colclasure Company, LLC 3916 Wallace Lane Nashville, TN 37215	New Owners	116-16-0-151.00

FOR AND IN CONSIDERATION of the sum of One Dollar ($1.00), cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, **Ethan Colclasure and Ashley Colclasure, Husband and Wife,** by these presents does hereby quitclaim and convey unto **Colclasure Company, LLC, a Tennessee Limited Liability Company,** their heirs, successors and assigns, his right, title and interest in and to the following described tract of land:

Land in Davidson County, Tennessee, being Lot No. 3 on the Plan of Re-Subdivision of Lots 2 & 3 in Billuray Subdivision, Section 2, of record in Plat Book 4595, Page 143, in the Register's Office for Davidson County, Tennessee.

Said Lot No. 3 fronts 104 feet on the easterly margin of Wallace Lane and extends back 255.6 feet on the southerly line and 269.35 feet on the broken notherly line to a dead line in the rear, measuring 115.1 feet thereon.

Being the same property conveyed to Colclasure Company, LLC by Warranty deed from Joe R. Dougherty and wife, Lisa K. Dougherty of record in Instrument No. 20170403-0032052 Register's Office for Davidson County, Tennessee, dated March 30, 2017 and recorded on April 03, 2017.

This improved property also known as 3910 Wallace Ln Nashville, Tennessee 372152306.

STATE OF TN
COUNTY OF DAVIDSON

The actual consideration for this transfer is $ 0.00.

Subscribed and sworn to before me this the 28th day of JULY 2017.

Affiant

My commission expires: 5-3-21
(Affix Seal)

Notary Public

STEVEN T. MORRIS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 5-3-2021

Ethan Colclasure

Ashley Colclasure

STATE OF TN
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for the County and State, the within named Ethan Colclasure and Ashley Colclasure, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he/she executed the foregoing instrument for the purposes therein contained.

Witness my hand and seal this the 28TH day of JULY 2017.

Emeline Thrash
Notary Public

My Commission Expires: 3/8/2021

EMELINE THRASH NOTARY PUBLIC DAVIDSON COUNTY TENNESSEE EXPIRES Mar 08, 2021