THIS INSTRUMENT PREPARED BY:
Nashville Title Insurance Corporation
2818 Bransford Avenue
Nashville, TN 37204

Address New Owner(s)
TWO NAC PLUS REAL ESTATE, LLC, a Tennessee limited liability company
479 Sam Ridley Parkway W, Suite 105
Smyrna, TN 37167-6493

Send Tax Bills To:
SAME

Davidson County	DEEDQC
Recvd: 08/02/17 10:26	2 pgs
Fees:12.00 Taxes:0.00	
20170802-0078504	

Map & Parcel No.:
061-14-0-036.00

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00), and other good and valuable consideration, receipt of which is hereby acknowledged, I, **Crystal Love** ("Grantor") does hereby quitclaim and convey unto **TWO NAC PLUS REAL ESTATE, LLC, a Tennessee limited liability company** ("Grantee"), its successors and assigns, all of my Grantor's right, title and interest in and to a certain tract or parcel of land located in Davidson County, Tennessee and described as follows:

Land in Davidson County, Tennessee, being the western half of Lot No. 82 on the plan of Maplewood Heights Subdivision, a plan which is of record in Book 547, Pages 77-78, Register's Office for Davidson County, Tennessee.

Said Lot 82 fronts 100.6 feet on the northerly side of a county road and runs back 315.4 feet on the west line and 304.97 feet on the east line, with the westerly margin of Saunders Avenue to a dead line, and shows 100 feet on said dead line.

Being the same property conveyed to Jimmy Kleinert, Sr. and wife, Audrey Kleinert by deed of record dated January 3, 2001 of record in Instrument Number 20010109-0002726, Register's Office for Davidson County, Tennessee. Further conveyed to Crystal Ballard, a single person, by deed from Jimmy Kleinert, Sr. and wife, Audrey Kleinert, on November 21, 2006, of record in Instrument Number 20061122-0145128, Register's Office for Davidson County, Tennessee. Further conveyed to Crystal Love, a single person from Crystal Love who acquired title as Crystal Ballard, a single person by Quitclaim Deed on May 15, 2015, of record in Instrument Number 20150616-0057279, Register's Office for Davidson County, Tennessee.

This is improved property known as **741 Saunders Court, Nashville, TN 37216.**

Said property is conveyed subject to such limitations, restrictions and encumbrances as may affect the property.

IN WITNESS WHEREOF, the Grantor has caused this instrument to be executed on this 26th day of July, **20**17

Crystal D Love

Crystal Love

STATE OF TENNESSEE)
COUNTY OF Davidson)

Personally appeared before me, the undersigned. a Notary Public in and for said state and county, **Crystal Love**, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand and seal at office this 26th day of July, 2017.

NOTARY PUBLIC

My Commission Expires: 8/5/18

ANDREW H. MALONEY STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

STATE OF TENNESSEE)
COUNTY OF Davidson)

The actual consideration for this transfer is $0.

Crystal D Love
AFFIANT

Subscribed and sworn to before me, this 26th day of July, 2017.

NOTARY PUBLIC

My Commission Expires: 8/5/18

ANDREW H. MALONEY STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

I, Andy Maloney, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Signature

State of TN
County of Davidson

Personally appeared before me, Julie Coone, a notary public for this county and state, Andy Maloney, who acknowledges that this certificate of an electronic document is true and correct and whose signature I have witnessed.

Julie Coone
Notary's Signature

My commission expires: 5-3-2021

JULIE COONE STATE OF TENNESSEE NOTARY PUBLIC MAURY COUNTY, TENN.