This Instrument Prepared By:
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Nashville, Tennessee 37203

Davidson County DEEDQC
Recvd: 08/11/17 14:42 3 pgs
Fees:17.00 Taxes:0.00
20170811-0082671

QUITCLAIM DEED

Address New Owner	**Send Tax Bills To:**	**Map & Parcel Nos.:**
Equity Trust Company, Custodian FBO Christopher Koch IRA Z139497 c/o Christopher Koch 1013 Gilmore Avenue Nashville, Tennessee 37204-2523	SAME	105-05-0-233.00

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) and other good and valuable consideration, receipt of which is hereby acknowledged, **PREMIER REALTY TRUST, LLC,** a Tennessee limited liability company ("Grantor"), does hereby quitclaim and convey unto **EQUITY TRUST COMPANY, CUSTODIAN FBO CHRISTOPHER KOCH IRA Z139497** ("Grantee"), an investment retirement account, and Grantee's successors and assigns, all of Grantor's right, title and interest in and to certain property (the "Property") located in Davidson County, Tennessee, and more particularly described as follows:

> Land in Davidson County, Tennessee, being Lot No. 85 on the Plan of A B Hill's Subdivision of the Plant Lands of record in Plat Book 332, Page 65, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.
>
> Being the same property conveyed by Quitclaim Deed from Cumberland Property Investments, LLC, a Tennessee limited liability company to Premier Realty Trust, LLC, a Tennessee limited liability company, of record in Instrument No. 20151228-0129691, dated December 21, 2015 and recorded on December 28, 2015.
>
> This is improved property located at 1105 Summit Avenue, Nashville, TN 37203.

Said Property is conveyed subject to such limitations, restrictions and encumbrances as may affect the Property. This instrument is prepared without benefit of title search or abstract and the preparer gives no opinion as to title.

IN WITNESS WHEREOF, the Grantor has caused this instrument to be executed on this 10th day of August, 2017.

GRANTOR:

PREMIER REALTY TRUST, LLC

By: Christopher Koch
Its: Principal

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, a Notary Public in and for said County and State, Premier Realty Trust, LLC, by way of Christopher Koch, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the authorized agent of the within named bargainor, and that he executed the foregoing instrument for the purpose therein contained.

WITNESS my hand and seal this 10th day of August, 2017.

NOTARY PUBLIC

I. M. CORRIVEAU
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES MARCH 8, 2021

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer is $-0-.

AFFIANT

Subscribed and sworn to before me, this 10th day of August, 2017.

NOTARY PUBLIC

I. M. CORRIVEAU
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES MARCH 8, 2021

True Copy Certification

I, Christopher M. Corriveau, 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 Tennessee

County of Davidson

Personally appeared before me, Sondra Reese, a notary public for this county and state, Christopher M. Corriveau who acknowledges that this certification of an electronic document is true and correct and whos signature I have witnessed.

Notary's Signature

My Commission Expires: 3/3/2020

Notary's Seal (if on Paper)

