# QUITCLAIM DEED




STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION FOR THIS TRANSFER IS $0.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 14 DAY OF August 2017

Notary Public

MY COMMISSION EXPIRES: 8/20/2019
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Rely Title & Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212

| ADDRESS NEW OWNER (S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP / PARCEL NUMBER (S) |
|---|---|---|
| **PPTC LLC** | **Same** | |
| (NAME) | (NAME) | **059-05-0-269.00** |
| **5810 Shelby Oaks Drive, STE B** | | |
| (ADDRESS) | (ADDRESS) | |
| **Memphis, TN 38134** | | |
| (CITY) (STATE) (ZIP) | (CITY) (STATE) (ZIP) | |

FOR AND IN CONSIDERATION OF THE SUM OF NO DOLLARS AND NO CENTS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES AND FOR OTHER GOOD AND VALUABLE CONSIDERATION, THE RECEIPT ALL OF WHICH IS HEREBY ACKNOWLEDGED, WE, **BANTOO SEHGAL**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND DO HEREBY QUITCLAIM AND CONVEY UNTO, **PPTC LLC, A TENNESSEE LIMITED LIABILITY COMPANY** HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, ALL OF MY RIGHT TITLE AND INTEREST IN AND TO THE FOLLOWING DESCRIBED TRACT/PARCEL OF LAND IN **DAVIDSON** COUNTY, STATE OF TENNESSEE AS FOLLOWS, TO WIT:

Land in Davidson County, Tennessee, being Lot No. 274 on the Plan of Buena Vista Estates Section 6 of record in Plat Book 4460, Page 85, 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 TO **BANTOO SEHGAL**, BY WARRANTY DEED FROM **JOE CLAYBON AND BARBARA CLAYBON REVOCABLE LIVING TRUST DATED JULY 10, 2012**, OF RECORD IN INSTRUMENT NUMBER 20170721-0076057, REGISTER'S OFFICE FOR DAVIDSON COUNTY TENNESSEE DATED 7/21/17.

THIS CONVEYANCE IS SUBJECT TO ANY AND ALL EXISTING EASEMENTS AND RESTRICTIONS AS SHOWN OF RECORD.

*****This instrument has been prepared by information provided by the parties*****
*****No title search was conducted and no representations regarding title have been made by the Drafter*****

BILL GARRETT, Davidson County
Trans:T20170072192 DEEDQC
Recvd: 08/21/17 09:27 2 pgs
Fees:12.00 Taxes:0.00
20170821-0085459

This is
( ) **unimproved**
( X ) **improved**

property known as **3033 Vista Valley Ct, Nashville, TN 37218**
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

Witness our hands this the 7 day of August, 2017.

**BANTOO SEHGAL**

STATE OF ~~TENNESSEE~~ Texas )
COUNTY OF ~~DAVIDSON~~ Tarrant )

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **BANTOO SEHGAL**, the within named 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 7th day of August, 2017.

Notary Public

My Commission Expires: 11/8/19

JEFF L NICKERSON
NOTARY PUBLIC STATE OF TEXAS
MY COMM. EXP. 11/8/19
NOTARY ID 1177015-8

**RETURN TO:**
**Rudy Title & Escrow**
**2012 21st Ave. South**
**Nashville, TN 37212**