This Instrument Prepared by:

Jeffrey A. Gatscher, c/o CJC Investors, LLC
7101 Holt Run Drive
Nashville, TN 37211

Bill Garrett Davidson County
Batch# 15669 DEEDQC
10/20/2017 09:21:03 AM 5 pgs
Fees: $27.00 Taxes: $0.00
20171020-0107482

Name and Address of New Owner:	**Send Tax Bills To:**
Connie C. Gatscher	Same
7101 Holt Run Drive	
Nashville, TN 37211	

QUITCLAIM DEED
Under 66-5-103(B)(2)

FOR AND IN GOOD CONSIDERATION of the sum of Ten and No/100 ($10.00) Dollars, cash in hand paid by the hereinafter named Grantee, and other good consideration, the receipt and sufficiency of which is hereby acknowledged, I, JEFFREY A. GATSCHER and CONNIE C. GATSCHER, members, on behalf of CJC INVESTORS, LLC, a Tennessee limited liability company, hereinafter referred to as Grantors, do hereby, transfer, convey, and forever quitclaim unto CONNIE C. GATSCHER, a married woman, hereinafter called Grantee, her heirs and assigns, all right, title and interest in and to the following described property:

Land in Davidson County, Tennessee, being a Condominium Apartment known as Unit No. A-7 of the BeechTree Condominiums, a Horizontal Property Regime, created under Title 66, Section 27-101, et. Seq., as amended, Tennessee Code Annotated and as established by a Master Deed for Beech Tree Condominiums, of record in Book 11174, page 284, and as amended by First Amendment of record in Book 11680, page 193, Register's Office for Davidson County, Tennessee, including without limitation the By-Laws appended thereto, of record in Book 11174, page 328, said Register's Office, together with the undivided percentage interest in the Common Elements appurtenant to said Unit, as set forth in said Master Deed. Reference is hereby made to the plan of BeechTree Condominiums, as Shown on the Exhibit Map to the First Amendment to the Master Deed of record in Book 11680, page 193, said Register's Office, for a more complete identification and description of such Units.

Being the same property conveyed to Ted J. Stevenson, II, an unmarried man, by Deed from CABANA, LLC, a Tennessee limited liability company, filed for record March 3, 2000 as Instrument No. 20000303-0021566, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Ashley Tyne Pearsall, an unmarried woman, by Deed from Ted J. Stevenson, II, an unmarried man, filed for record December 3, 2007 as Instrument No. 20071203-0139610, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Ashley Tyne Pearsall, an unmarried woman, by Release of Deed from Mortgage Electronic Registration Systems, Inc. solely as nominee for First Tennessee Home Loans, a division of First Tennessee Bank, N.A., its successors and assigns, P.O. Box 2026, Flint, Michigan 48501-2026, filed for record February 19, 2013 as Instrument No. 20130219-0016005, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Ashley Tyne Pearsall, an unmarried woman, by Release of Deed from Mortgage Electronic Registration Systems, Inc. solely as nominee for Quicken Loans, Inc., its successors and assigns, P.O. Box 2026, Flint, Michigan 48501-2026, filed for record September 14, 2015 as Instrument No. 20150914-0093165, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to CJC INVESTORS, LLC, a Tennessee limited liability company, on behalf of JEFFERY A. GATSCHER and CONNIE C. GATSCHER, LLC members, by Deed from Ashley Tyne Pearsall, an unmarried woman, filed for record October 26, 2015 as Instrument No. 20151026-0108632, Register's Office for Davidson County, Tennessee.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

Assessor's Parcel Number: **105 10 0A 107.00CO**

Being all that real property commonly known as: **2020 Beech Avenue, Unit A-7, Nashville, TN 37204**

WITNESS my hand this 19 day of September, 2017.

Connie C. Gatscher
CONNIE C. GATSCHER

STATE OF TENNESSEE
COUNTY OF Williamson

On this 19 day of September, 2017, before me personally appeared **CONNIE C. GATSCHER**, Grantee, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument and acknowledged that she executed the same as her free act and deed.

Witness my hand and Notary Seal.



Beverley R. Stiverson
Notary Public

My Commission Expires: **My Commission Expires on February 19, 2018.**

WITNESS our hand this 19 day of September, 2017.

CJC INVESTORS, LLC by JEFFREY A. GATSCHER
(Member)

CJC INVESTORS, LLC by CONNIE C. GATSCHER
(Member)

STATE OF TENNESSEE
COUNTY OF Williamson

On this 19 day of September, 2017, before me personally appeared **JEFFREY A. GATSCHER and CONNIE C. GATSCHER, on behalf of CJC INVESTORS, LLC,** Grantors, to me known (or proved to me on the basis of satisfactory evidence) to be the persons who executed the foregoing instrument and acknowledged that they executed the same as their free act and deed.

Witness my hand and Notary Seal.

BEVERLEY R. STIVERSON
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

Notary Public

My Commission Expires: My Commission Expires on February 19, 2018.

STATE OF TENNESSEE

COUNTY OF Williamson

We hereby swear or affirm that the actual good consideration for this transfer of the property is not greater than $10.00, to the best of the Grantor's knowledge, information and belief.

Affiant

Affiant

Sworn and subscribed before me this 19 day of September, 2017.

Notary Public

My Commission Expires on February 19, 2018.

My Commission Expires: _____

BEVERLEY R. STIVERSON
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY