Bill Garrett Davidson County
Batch# 16985 DEEDQC
10/23/2017 04:15:30 PM 4 pgs
Fees: $22.00 Taxes: $0.00
20171023-0108610

THIS INSTRUMENT PREPARED BY: **Mudter, Patterson & Cox, PLLC** **3811 Bedford Avenue** **Suite 205** **Nashville, TN 37215** **(615) 383-4429**	STATE OF TENNESSEE COUNTY OF DAVIDSON The actual consideration for this transfer is: $-0-. Affiant Subscribed and sworn to before me, this 19th day of October, 2017. Notary Public My Commission Expires:

QUITCLAIM DEED

Address New Owner: Julie Nicole LeAnna Robin Lyles Henderson 2843 Sugartree Road Nashville, TN 37215	Send Tax Bills To: New Owner	Tax Information: 11709010300

FOR AND IN CONSIDERATION of Ten and 00/100 Dollars ($10.00) and other good and valuable consideration, the receipt of all of which is hereby acknowledged, **LUCKY LOSER, LLC, a Tennessee limited liability company** (hereinafter referred to as the "Grantor") does hereby quitclaim, transfer and convey unto **JULIE NICOLE LEANNA and ROBIN LYLES HENDERSON as joint tenants with right of survivorship,** their heirs and assigns, all of its right, title and interest in the real property in the County of Davidson, State of Tennessee, and more particularly described on Exhibit "A" hereto.

This is improved property known as 2843 Sugartree Road, Nashville, Tennessee, 37215.

Whenever used, the singular number shall include the plural, the plural the singular and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor has executed this instrument on this 19th day of October, 2017.

GRANTOR:

LUCKY LOSER, LLC, a Tennessee limited liability company

By: _____
Robin Lyles Henderson, Chief Manager

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, a Notary Public in and for the County and State aforesaid, Robin Lyles Henderson, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who upon oath acknowledged himself to be Chief Manager of Lucky Loser, LLC, a Tennessee limited liability company, the within named bargainor, and that he as such Chief Manager, being authorized so to do, executed the foregoing instrument for the purposes therein contained.

Witness my hand and seal, at office in Nashville, Tennessee, this the 19th day of October, 2017.

_____
Notary Public

My Commission Expires: _____

GERALD G. PATTERSON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES OCTOBER 7, 2019

Exhibit "A"

Land in Davidson County, Tennessee, being Lot No. 88 on the Plan of Woodmont Estate, as of record in Plat Book 1130, page 99, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.

Being the same property conveyed to Lucky Loser, LLC, a Tennessee limited liability company, by Warranty Deed dated September 14, 2017, from Robert Haley of record in Instrument No. 20170918-0095027, Register's Office for Davidson County, Tennessee.

True Copy Certification

I, GEORGE E. MUDTER JR., 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.

GEORGE E. MUDTER, JR.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, STACY L THOMAS, a notary public for this county and state, GEORGE E. MUDTER JR., who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature
My Commission Expires: _____
Notary Seal:

