Bill Garrett Davidson County
Batch# 24259 DEEDQC
11/09/2017 09:28:47 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20171109-0115324

THIS INSTRUMENT PREPARED BY:

Wagon Wheel Title & Escrow, LLC
204 South 11th Street
Nashville, TN 37206
615.650.5100

QUITCLAIM DEED

This deed is prepared with information provided by the client/owner and without the benefit of a title search and/or examination conducted by Wagon Wheel Title & Escrow, LLC.

Address of New Owner(s):	Send Tax Bills to:	Map & Parcel:
Kimberly Cooney 5637 Cedar Rock Dr. Nashville, TN 37211	Same	17200005900

FOR AND IN CONSIDERATION of the sum of One Dollar ($1.00), cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, **BC Development, LLC, a Tennessee limited liability company** by these presents does hereby quitclaim and convey unto **Kimberly Cooney, a married woman,** her heirs, successors and assigns, its right, title and interest in and to the following described tract of land:

Land in Davidson County, Tennessee, being Lot No. 1 on the Plan of Subdivision of the Sparkman Lands of record in Plat Book 5190, Page 419, 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 BC Development, LLC, a Tennessee limited liability company by Warranty deed from Fount Maxwell Rucker, III, of record in instrument number 20160608-0058056, Register's Office for Davidson County, Tennessee, dated June 3, 2016 and recorded on June 8, 2017.

Being also known as 6201 Mount Pisgah Rd Nashville, Tennessee 37211.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer is $ 0.00.

Subscribed and sworn to before me this the 8TH day of NOVEMBER 2017.

Carmen Coats
Affiant

My commission expires: 5/3/21
(Affix Seal)

Notary Public

DREW T. BANDY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires May 3, 2021

IN WITNESS WHEREOF, the undersigned has executed this Quitclaim Deed on this 8th day of November, 2017.

BC Development, LLC

Kimberly Cooney, Sole Member

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for the County and State, the within named Kimberly Cooney, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged herself to be the Sole Member of BC Development, LLC, a Tennessee limited liability company, and that she, acting in such capacity, and authorized so to do, executed the foregoing instrument on behalf of said company for the purposes therein contained.

Witness my hand and seal this the 8 day of November 2017.

Notary Public

My Commission Expires: 5/3/21

DREW T. BANDY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires May 3, 2021