This Instrument Prepared by ~~and Return to:~~
Bell & Alexander Title Services, Inc.
8110 Isabella Lane, 2nd Floor
Brentwood, TN 37027

Return to:
Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212
FILE #: 0-17-332

Bill Garrett Davidson County
Batch# 35637 **DEEDWARR**
12/11/2017 09:46:38 AM 2 pgs
Fees: $13.00 Taxes: $444.00

20171211-0125745

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater is ~~$125,000.00~~ $120,000.00

Affiant

Subscribed and sworn before me this the 22nd day of November, 2017.

Notary Public
My commission expires: 7/6/2020

DANA DELWORTH
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 07-06-2020

WARRANTY DEED

Address of New Owner:	Send Tax Bill to:	Tax Information:
Erica Gluck	Erica Gluck	071-08-0-041.00
332 Duke Street	1403 Corder Drive	
Nashville, TN 37207	Nashville, TN 37206	

For and in consideration of the sum of ten and no/100 dollars ($10.00), cash in hand paid by the hereinafter Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, MOTHERSHIP VENTURES, LLC, A TENNESSEE LIMITED LIABILTY COMPANY, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to CHRISTOPHER GLUCK AND MARY GLUCK, HUSBAND AND WIRE, AND ERICA GLUCK, A SINGLE WOMAN ALL AS TENANTS IN COMMON WITH RIGHTS OF SURVIVORSHIP, hereinafter called the Grantees, their successors and assigns, a certain tract or parcel of land, together with all tenements, hereditaments and appurtenances thereto located in Davidson County, State of Tennessee, described as follows:

Land in Davidson County, Tennessee, being the Westerly 50 feet of Lot No. 59 and the Westerly 50 feet on the Northerly part of Lot No. 56 on the Map of J.B. Haynie's Oriental Subdivision of record in Plat Book 161, Page (s) 26 and 27, 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 Mothership Ventures, LLC by Quitclaim deed from Southern Home Rescue, a Tennessee general partnership of record in Instrument No. 20130703-0069067 Register's Office for Davidson County, Tennessee, dated June 27, 2013 and recorded on July 03, 2013.

Also being the same property conveyed to Southern Home Rescue, G.P. by Quitclaim deed from Greg Self of record in Instrument No. 20060629-0077661 Register's Office for Davidson County, Tennessee, dated June 20, 2006 and recorded on June 29, 2006.

Also being the same property conveyed to Greg Self by Special Warranty deed from Federal Home Loan Mortgage Corporation ("Freddie Mac") of record in Instrument No. 20060621-0074299 Register's Office for Davidson County, Tennessee, dated June 07, 2006 and recorded on June 21, 2006.

Subject to all Easements and Restrictions of record.

THIS IS IMPROVED PROPERTY KNOWN AS 332 Duke Street, Nashville, TN 37207.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantees, their heirs, successors and/or assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to said Grantees, their successors, heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness my hand this the 22nd day of November, 2017.

Mothership Ventures, LLC

BY: John L Hickman, member
John L. Hickman, Member

STATE OF TENNESSEE
COUNTY OF M. Williamson

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared John L. Hickman, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who upon HIS oath acknowledged HIMSELF to be the MEMBER of the within named bargainor, Mothership Ventures, LLC, and that HE, as such MEMBER, executed the foregoing instrument for the purposes therein contained by signing the name of the LLC by the said John L. Hickman as such MEMBER.

Witness my hand and official seal this 22nd day of November, 2017.

My commission expires:
1/17/21

Notary Public

MARK BELL
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY