Prepared By:
Lesley Ann Kinnis
451 Capri Dr
Nashville, Tennessee 37209

After Recording Return To:
Lesley Ann Kinnis, LLC
718 Thompson Lane Ste 108-452
Nashville, Tennessee 37204

Bill Garrett Davidson County
Batch# 39440 DEEDQC
12/19/2017 11:59:13 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20171219-0129183

SPACE ABOVE THIS LINE FOR RECORDER'S USE

QUITCLAIM DEED

On December 18, 2017 THE GRANTOR(S),

- Lesley Ann Kinnis, a single person,

for and in consideration of: One Dollar ($1.00) and/or other good and valuable consideration conveys, releases and quitclaims to the GRANTEE(S):

- Lesley Ann Kinnis, LLC, Lesley Ann Kinnis, Member residing at 451 Capri Dr, Nashville, Davidson County, Tennessee 37209

the following described real estate, situated in Nashville, in the County of Davidson, State of Tennessee:

Legal Description:

Land in Davidson County, Tennessee, being Lot No 1150, on the plan of Charlotte Park, Section 16, of record in Plat Book 3300, Page 97, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete and accurate description of said lot. Said Lot No 1150 fronts 89.3 feet on the westerly margin of Capri Drive and extends back 146.8 feet on the southerly line and 151.7 feet on the northerly line to a broken line in the rear, measuring 81.0 feet thereon. Being the same property conveyed to VACO INVESTMENT GROUP LLC by Deed from ERIC SOX, dated 03/17/2010 and filed for record on 03/19/2010 in Instrument 201003190020732, Register's Office for DAVIDSON County, Tennessee. All matters set forth per Plat Book 3300, Page 97, said Register's Office. Covenants, Conditions and Restrictions as set forth in Deed recorded in Book 3502, page 586 and Book 3611, page 549, but deleting any

covenant, condition or restriction indicating a preference, limitation or disarmination based on race, color, religion, sex, handicap, familial status or national origin to the extent such covenants, conditions or restrictions violate 42 USC 3604 (c). Easement as shown of record in Book 787, Page 58, Register's Office for said County. Easement as shown of record in Book 1136, Page 1, Register's Office for said County. Easement as shown of record in Book 1151, Page 531, Register's Office for said County.

Grantor does hereby convey, release and quitclaim all of the Grantor's rights, title, and interest in and to the above described property and premises to the Grantee(s), and to the Grantee(s) heirs and assigns forever, so that neither Grantor(s) nor Grantor's heirs, legal representatives or assigns shall have, claim or demand any right or title to the property, premises, or appurtenances, or any part thereof.

Tax Parcel Number: 09015013800

Mail Tax Statements To: (New Owner)
Lesley Ann Kinnis, LLC
718 Thompson Lane Ste 108-452
Nashville, Tennessee 37204

[SIGNATURE PAGE FOLLOWS]

Grantor Signatures:

DATED: 12·18·17

Lesley Ann Kinnis
451 Capri Dr
Nashville, Tennessee, 37209

STATE OF TENNESSEE, COUNTY OF DAVIDSON, ss:

On this 18 day of December, 2017, before me personally appeared Lesley Ann Kinnis, to me known to be the persons described in and who executed the foregoing instrument, and acknowledged that they executed same as their free act and deed.

DOUGLAS R. SIPES
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

Notary Public

Notary
Title (and Rank)

My commission expires 3-8-2021

I, Affiant, hereby swear or affirm that to the best of my knowledge, information, and belief, the actual consideration for this transfer is $0.00.

Affiant
Affiant's Name: Lesley Kinnis

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or true value, whichever is greater for this transfer is
$ 0.00, Affiant
Subscribed and sworn before me this the
19 Day of December, 2017.
Deputy Register