THIS INSTRUMENT WAS PREPARED BY:
Jonathan Williams, Attorney
LARRY R. WILLIAMS, PLLC
315 Deaderick Street, Suite 1510
Post Office Box 190632
Nashville, Tennessee 37219-0632
615-256-8880

Bill Garrett Davidson County
Batch# 43059 DEEDQC
01/02/2018 09:15:32 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20180102-0000076

QUITCLAIM DEED

Address New Owner(s) As Follows:	Send Tax Bills To:	Map-Parcel Numbers:
Talbots View, LLC 310 McMillan Street Nashville, Tennessee 37203-2915	Talbots View, LLC 310 McMillan Street Nashville, Tennessee 37203-2915	071-01-0 102.00

FOR AND IN CONSIDERATION OF the sum of TEN AND NO/100 DOLLARS ($10.00), cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, the undersigned, Avondale Circle, LLC, a Tennessee limited liability company, hereinafter the Grantor, by these presents does hereby quitclaim, transfer and convey unto Talbots View, LLC, a Tennessee limited liability company, hereinafter the Grantee, its successors and assigns, all of Grantor's right, title and interest in and to a certain tract or parcel of land in Davidson County, Tennessee, more particularly described as follows:

Being "Reserved Parcel A" on the plan of Trinity Hills Village Section One, of record in Plat Book 4175, Page 62, in the Register's Office for Davidson County, Tennessee to which reference is made for an accurate description of the subject lot and parcel.

Being part of the same property conveyed to Avondale Circle, LLC by Warranty Deed from Gene George and Teressa George, dated May 8, 2017 of record in Instrument No. 20170508-0045493, Register's Office for Davidson County, Tennessee.

Being more particularly described as Davidson County map-parcel number 071-01-0 102.00.

This property is unimproved property known as 0 Avondale Court, Nashville, Tennessee 37207.

This instrument and the interest hereby quitclaimed and conveyed are subject to such limitations, restrictions and encumbrances as may affect the premises.

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.

IN WITNESS WHEREOF, I have hereunto set my hand on this the 20 day of December 2017.

Avondale Circle, LLC,
a Tennessee limited liability company

BY: _____
JOHN F. CAWTHON, PRESIDENT

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, JOHN F. CAWTHON, the within named bargainor, 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 President of Avondale Circle, LLC, a Tennessee limited liability company, the within named bargainor, and that he as such President, being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the limited liability company by himself as President.

Witness my hand and official seal at office on this 20th day of December 2017.

_____
Notary Public

My Commission Expires: 5/8/18

LESLIE E. LAMBERT NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY My Commission Expires MAY 8, 2018

AFFIDAVIT OF CONSIDERATION

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer is Zero ($0.00) Dollars.

_____
AFFIANT

Sworn to and subscribed before me, this 20th day of December 2017.

_____
Notary Public

My Commission Expires: 5/8/18

LESLIE E. LAMBERT NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY My Commission Expires MAY 8, 2018