QUITCLAIM DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

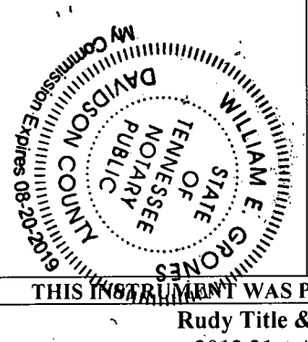
THE ACTUAL CONSIDERATION FOR THIS TRANSFER IS $0.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 5 DAY OF January, 2018

Notary Public

MY COMMISSION EXPIRES: 8/20/2019
(AFFIX SEAL)



Bill Garrett Davidson County
Batch# 45833 DEEDQC
01/09/2018 10:03:37 AM 2 pgs
Fees: $12.00 Taxes: $0.00

20180109-0002740

THIS INSTRUMENT WAS PREPARED BY (and return to):
Rudy Title & Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
The Raudman Revocable Living Trust	**Same**	
(NAME)	(NAME)	**051-03-0-023.00**
604 Vantrease Road		
(ADDRESS)	(ADDRESS)	
Nashville, Tennessee 37115		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND, PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATION, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED,

KIMBERLY SEELEY AND SPOUSE, JENNIFER RAUDMAN

HAS/HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO/DOES TRANSFER AND CONVEY UNTO

THE RAUDMAN REVOCABLE LIVING TRUST, A CALIFORNIA LIVING TRUST

HIS/HER/ITS/THEIR HEIRS, SUCCESSORS AND ASSIGNS, THAT CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO WIT:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NOS. 19, 20, 21 & 22 OF BLOCK DON THE MAP OF MARTHONNA, NOT OF RECORD, DESCRIBED ACCORDING TO A SURVEY MADE BY R.L. MONTOY-LAND SURVEYING, DATED APRIL 19, 1978, AS FOLLOWS: BEGINNING AT AN IRON PIN LOCATED IN THE SOUTHERLY MARGIN OF VANTREASE ROAD, FORMERLY EZELL ROAD, SAID POINT BEING 100 FEET, MORE OR LESS, EAST OF THE INTERSECTION OF MARTHONA ROAD AND VANTREASE ROAD, AND
BEING THE NORTHEAST CORNER OF THIS DESCRIBED TRACT, THENCE WITH THE SOUTHERLY MARGIN OF VANTREASE ROAD SOUTH 82 DEGREES 48' 16" EAST 100.00 FEET TO AN IRON PIN, SAID POINT BEING THE NORTHWEST CORNER OF THE DALE HORNE PROPERTY AS RECORDED IN BOOK 4234, PAGE 91 0, SAID REGISTER'S OFFICE, AND ALSO BEING THE NORTHEAST CORNER OF THIS DESCRIBED TRACT, THENCE LEAVING THE SOUTHERLY MARGIN OF SAID ROAD WITH THE WEST LINE OF THE HOME PROPERTY, SOUTH 7 DEGREES 49' 01" WEST 347.00 FEET TO AN IRON PIPE IN THE NORTH PROPERTY LINE OF LOT NO. 125, PLEASANT ACRES SUBDIVISION, SECTION 2, AS OF RECORD IN BOOK 2133, PAGE 75, SAID REGISTER'S OFFICE, AND ALSO BEING THE SOUTHEAST CORNER OF THIS DESCRIBED TRACT, THENCE WITH THE NORTH PROPERTY LINE OF LOTS NOS. 125 AND 126 OF SAID SUBDIVISION, NORTH 84 DEGREES 03' 53" WEST 100.00 FEET TO AN IRON PIN, SAID POINT BEING THE SOUTHEAST CORNER OF THE ABOVE MENTIONED J.R. MADD PROPERTY, THENCE WITH THE EAST LINE OF THE MADD PROPERTY NORTH 7 DEGREES 48' 55" EAST 349.20 FEET TO THE POINT OF BEGINNING, CONTAINING 34,794 FEET, 0.80 ACRES, MORE
OR LESS.

BEING THE SAME PROPERTY CONVEYED TO **KIMBERYLY SEELEY AND SPOUSE, JENNIFER RAUDMAN**, BY WARRANTY DEED FROM **NASHVILLE REAL ESTATE INVESTMENTS, LLC**, A TENNESSEE LIMITED LIABILITY COMPANY, OF RECORD IN INSTRUMENT NUMBER **20170502-0042875**, REGISTER'S OFFICE FOR **DAVIDSON** COUNTY, TENNESSEE.

THIS CONVEYANCE IS SUBJECT TO ANY AND ALL EXISTING EASEMENTS AND RESTRICTIONS AS SHOWN OF RECORD.

*****This instrument has been prepared by information provided by the parties*****

This is **improved** property known as: **604 Vantrease Road, Nashville, TN 37115**

Witness our hands this the 5 day of January, 2018.

Kimberly Seeley

Jennifer Raudman

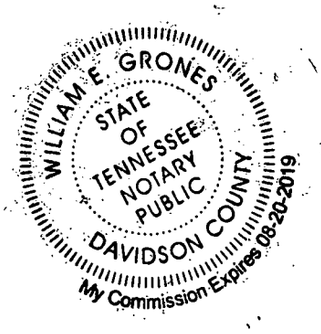
STATE OF Tennessee)
COUNTY OF Davidson)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **Kimberly Seeley**, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 5 day of January, 2018.

Notary Public

My Commission Expires: 8/20/2019



STATE OF Tennessee)
COUNTY OF Davidson)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **Jennifer Raudman**, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 5 day of January, 2018.

Notary Public

My Commission Expires: 8/20/2019

