RECORD AND RETURN TO:
Magnolia Title & Escrow, Inc.
1104 Fatherland St.
Nashville, TN 37206

QUITCLAIM DEED

Bill Garrett Davidson County
Batch# 46118 DEEDQC
01/09/2018 12:31:22 PM 2 pgs
Fees: $12.00 Taxes: $0.00

20180109-0002885

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $0.00.

RWalters
AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 8 DAY OF Jan., 2018.

Leslie Garside
NOTARY PUBLIC

My commission expires: 1/20/19

LESLIE GARSIDE STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

THIS INSTRUMENT PREPARED BY:
Leslie A. Garside, Esq. 1104 Fatherland St., Nashville, TN 37206

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Design Service Group, LLC 317 Red Coat Run Clarksville, TN 37043	Same as New Owner	P/O 063-08-0-117.00

FOR AND IN CONSIDERATION of the sum of TEN and NO/100 ($10.00) DOLLARS, cash in hand paid by the hereinafter named Grantee(s), *and for the express purpose of creating a separate tax parcel*, **Design Service Group, LLC, a Tennessee limited liability company,** hereinafter called the Grantor(s), has quitclaimed and sold and by these presents do hereby remise, release and quitclaim unto **Design Service Group, LLC, a Tennessee limited liability company,** its successors and assigns, all my right, title and interest in that certain parcel of real estate situated in Davidson County, Tennessee, and being further described as follows, to-wit:

Land located in the 11th Council District of Davidson County, Tennessee, being Lot #31 of Block "Q", on the Plan of Hadley's Bend Subdivision, as of record in Plat Book 421, Page 120, Register's Office for Davidson County, Tennessee, and being more particularly described as follows:

Commencing at an iron rod (new) at the southwesterly intersection of the margins of Center Street and Main Street, being the most northeasterly corner of Lot #30 and having State Plane Coordinates of N: 689,457.62 and E: 1,782,613.19;

Thence with the westerly margin of Main Street S 26°51'09" W, 50.00 feet to a point located at the easterly common corner of Lots #30 and #31, and being the true point of beginning;

Thence with the westerly margin of Main Street S 26°51'09" W, 50.00 feet to an iron rod (new), located at the easterly common corner of Lots #31 and #32, and having State Plane Coordinates of N: 689,368.40 and E: 1,782,568.02;

Thence leaving said margin of Main Street N 63°23'55" W, 227.00 feet to a mag spike, located at the common corner of Lots #27, #28, #31 and #32, having State Plane Coordinates of N: 689,470.01 and E: 1,782,365.12;

Thence N 26°51'09" E, 50.00 feet to a point located at the common corner of Lots #28, #29, #30 and #31;

Thence S 63°23'55" E, 227.00 feet to the point of beginning, containing 0.261 acres, or 11,350 square feet +/-.

Being a portion of the same property conveyed to Design Service Group, LLC, a Tennessee

limited liability company by Warranty Deed from Paul Martin and wife, Anita C. Martin, dated 10/31/2017, recorded 11/1/2017, and appearing of record in Instrument No. 20171101-0112100, Register's Office for Davidson County, Tennessee.

This deed was prepared based on information from the parties and the current deed of record at time of preparation. No title search was performed, and preparer makes no warranty as to status of title at time of preparation.

WITNESS MY HAND, this 5 DAY OF Jan., 2018.

DESIGN SERVICE GROUP, LLC

By: Jose Vega, Sole Member

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public, in and for said County and State, the within named, Jose Vega, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he is the sole member of Design Service Group, LLC, a Tennessee limited liability company, and that this instrument was executed on behalf of said Design Service Group, LLC for the purposes therein contained.

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

LESLIE GARSIDE
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

Notary Public Leslie Garside

My Commission Expires:
1/20/19