Bill Garrett Davidson County
Batch# 50008 DEEDQC
01/22/2018 12:00:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20180122-0006380

PREPARED BY:
Compass Land Title
278 Franklin Road, Suite 190
Brentwood, Tennessee 37027

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
The actual consideration or value,
whichever is greater, for this transfer is $0.00.

AFFIANT

Subscribed and sworn to before me
this 19th day of January, 2018.

NOTARY PUBLIC
My Commission Expires: 9/6/2022

ADDRESS OF NEW OWNER:
GFR, LLC
C/O Dan Gage
411 S. State Street, First Floor
Newtown, PA 18940

SEND TAX BILLS TO:
New Owner

Map & Parcel: 105-1-4A-33.00CO

QUITCLAIM DEED

In consideration of $10.00, and other good and valuable consideration, **Daniel R. Gage and Katherine Gage, husband and wife,** Grantor, does hereby quitclaim and convey all of the undivided right, title and interest to the hereinafter described property to **GFR, LLC, a Tennessee limited liability company,** Grantee. Said property conveyed herein is described as follows:

Land in Davidson County, Tennessee, being Unit 33, Archer at 12th Homes as shown in the Declaration of Covenants, Conditions and Restrictions for Archer at 12th Homes, a Horizontal Property Regime with Private Elements of record in Instrument Number 20160908-0094811, as amended in Instrument No. 20161102-0115692 and Instrument No. 20161123-0123554, 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 Daniel R. Gage and Katherine M. Gage from Archer Development, LLC, a Tennessee limited liability company, by Warranty Deed, of record in Instrument No. 20171207-0125189, as corrected in Scrivener's Affidavit of record in Instrument No. 20180105-0001655, Register's Office for Davidson County, Tennessee.

This is real property commonly known as 1051 Archer Street, Nashville, Tennessee 37203.

Said property is conveyed subject to such restrictions, encumbrances, and limitations as may affect the premises.

Grantor makes no warranties as to the state of the title to the property but acquits any claim that Grantor has to said property and for that purpose thereof, makes this conveyance to Grantee.

This instrument has been prepared based solely upon information provided by the parties, and without the benefit of a title search.

IN WITNESS WHEREOF, the said parties hereto have hereunto set their signatures on this the 18th day of January, 2018.

Daniel R. Gage

Katherine Gage

STATE OF New Jersey

COUNTY OF Burlington

Personally appeared before me, the undersigned, a Notary Public for the State and County the aforesaid, **Daniel R. Gage and Katherine Gage**, with whom I am personally acquainted (or who proved to me his/her identity on the basis of satisfactory evidence), and who, upon oath, acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and seal, at office, this 19th day of January, 2018.

Donna Marie Sadler
Notary Public

My Commission Expires:

DONNA MARIE SADLER
NOTARY PUBLIC OF NEW JERSEY
My Commission Expires 9/6/2022

COMPASS
– LAND TITLE –

TRUE COPY CERTIFICATION

I, **J. Carlton Drumwright**, do hereby make oath that I am a licensed attorney and the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

J. Carlton Drumwright

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, Elizabeth Barnes, a notary public for this county and state, **J. Carlton Drumwright**, who acknowledges that this certificate of an electronic document is true and correct and whose signature I have witnessed.

Notary

My Commission Expires: 1/26/19

