THIS INSTRUMENT PREPARED BY
AND AFTER RECORDING RETURN TO:

Bell & Alexander Title Services, Inc.
8110 Isabella Lane, Ste 200
Brentwood, TN 37027

Address New Owner(s) as follows:
Progressive Development, LLC
PO Box 331235
Nashville, TN 37203

Send Tax Bill to:
PO Box 331235
Nashville, TN 37203

Map-Parcel Number:
105-16-0 133.00 and
105-16-0 134.00

State of Tennessee
County of Rutherford

The Actual Consideration or Value, whichever is greater, for this transfer is $0.00.

Affiant

Subscribed and sworn to before me, this the 20 day of February, 2018.

JASON R. JONES
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY

Notary Public

My Commission Expires:
12/1/2020

**QUITCLAIM DEED**

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS ($10.00) IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, **MIDTOWN REALTY, LLC,** HEREINAFTER CALLED GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER, CONVEY AND QUITCLAIM UNTO **PROGRESSIVE DEVELOPMENT, LLC,** HEREINAFTER CALLED GRANTEE(S), THEIR HEIRS AND ASSIGNS, ALL OF THE GRANTOR'S INTEREST IN A CERTAIN PARCEL OF LAND, TOGETHER WITH ALL TENEMENTS, HEREDITAMENTS AND APPURTENANCES THERETO LOCATED IN **DAVIDSON COUNTY**, STATE OF **TENNESSEE**, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

See attached "Exhibit A".

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

Said property is commonly referred to as 2141 & 2143 Utopia Avenue, Nashville, Tennessee 37211.

IN WITNESS WHEREOF, the undersigned has executed this instrument this 20th day of February, 2018.

Midtown Realty, LLC

By: _____ Member
Harold Johnson, Member

Bill Garrett Davidson County
Batch# 61077 DEEDQC
02/21/2018 11:16:52 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20180221-0016435

STATE OF TENNESSEE
COUNTY OF Davidson

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared Harold Johnson, 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 the member of the within named bargainor, a limited liability company, and that he, as such member, executed the foregoing instrument for the purposes therein contained by signing the name of the limited liability company by the said Harold Johnson as such member.

Witness my hand and official seal this 20th day of February, 2018.

My commission expires: 9-10-2018 Notary Public

BENJAMIN SEAMON
NOTARY PUBLIC
STATE OF TENNESSEE
DAVIDSON COUNTY

**Exhibit A**

Tract 1:

Land in Davidson County, Tennessee, being Lot No. 70 on the Map of Corinne Place, of record in Book 332, page 1, Register's Office for Davidson County, Tennessee.

Said Lot No. 70 fronts 50 feet on the westerly side of Utopia Avenue, and runs back between parallel lines, 165 feet to an alley.

Being a portion of the same property conveyed to Midtown Realty, LLC, by Warranty Deed from Tonya Bennett and William Kendall Bennett, recorded in Instrument No. 20180122-0006262, dated 01/18/2018, Register's Office of said county.

Being also known as 2141 Utopia Avenue, Nashville, Tennessee 37211.

Tract 2:

Land in Davidson County, Tennessee, being Lot No. 71 on the Map of Corinne Place, of record in Book 332, page 1, Register's Office for Davidson County, Tennessee.

Being a portion of the same property conveyed to Midtown Realty, LLC, by Warranty Deed from Tonya Bennett and William Kendall Bennett, recorded in Instrument No. 20180122-0006262, dated 01/18/2018, Register's Office of said county.

Being also known as 2143 Utopia Avenue, Nashville, Tennessee 37211.