THIS INSTRUMENT PREPARED BY:

Wagon Wheel Title & Escrow, LLC
204 South 11th Street
Nashville, TN 37206
615.650.5100

Bill Garrett Davidson County
Batch# 63618 DEEDQC
02/28/2018 02:51:15 PM 2 pgs
Fees: $12.00 Taxes: $0.00
20180228-0018929

QUITCLAIM DEED

This deed is prepared with information provided by the client/owner and without the benefit of a title search and/or examination conducted by Wagon Wheel Title & Escrow, LLC.

Address of New Owner(s):	Send Tax Bills to:	Map & Parcel:
Green Leaf, LLC PO Box 92396 Nashville, TN 37209	New Owner	103.04-0-006.00

FOR AND IN CONSIDERATION of the sum of One Dollar ($1.00), cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, **Molly Mitchell Copeland, FKA Molly Mitchell, married,** by these presents does hereby quitclaim and convey unto **Green Leaf, LLC, a Tennessee Limited Liability Company,** its heirs, successors and assigns, her right, title and interest in and to the following described tract of land:

Land in Davidson County, Tennessee, being Lot No. 411 of Block 21 on the Map of Charlotte Park Company's First Addition of record in Plat Book 57, Pages 102 and 103, Register's Office for Davidson County, Tennessee, to which reference is made for a more complete description.

Being the same property conveyed to Molly Mitchell by Warranty Deed from Michael Shay Bailey, executed October 11, 2005 and filled for record on April 27, 2006 in Instrument No. 20060427-0048559, Register's Office for Davidson County, Tennessee.

This improved property is also known as 212 46th Ave. N. Nashville, TN 37209.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer is $ 0.00.

Subscribed and sworn to before me this the 28 day of February 2018.

Affiant

My commission expires:
(Affix Seal)

Notary Public

DREW T. BANDY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires May 3, 2021

IN WITNESS WHEREOF, the undersigned has executed this Quitclaim Deed on this 28 day of February, 2018.

Molly Mitchell Copeland FKA Molly Mitchell

Molly Mitchell Copeland, FKA Molly Mitchell

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for the County and State, the within named Molly Mitchell Copeland, FKA Molly Mitchell, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he executed the foregoing instrument for the purposes therein contained.

Witness my hand and seal this the 28 day of February 2018.

Notary Public

My Commission Expires:

DREW T. BANDY STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires May 3, 2021

Brad Copeland, spouse of Molly Mitchell Copeland, FKA Molly Mitchell, joins in the execution of this instrument for the purpose of consenting to the transaction and waiving any right, claim or interest of every kind, character and description he might have in said property, or may hereafter acquire, including but not limited to homestead, equity of redemption, any interest in the real property as all or part of an elective share of a surviving spouse, and any marital claim, interest or right that might be provided to a spouse by the laws of the State of Tennessee.

Brad Copeland

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for the County and State, the within named Brad Copeland, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he executed the foregoing instrument for the purposes therein contained.

Witness my hand and seal this the 28 day of February 2018.

Notary Public

My Commission Expires:

DREW T. BANDY STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires May 3, 2021