Bill Garrett Davidson County
Batch# 70297 DEEDQC
03/16/2018 03:40:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20180316-0025217

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.

ADDRESS OF NEW OWNER:
Agape Rental Properties, LLC
5208 Colfax Court
Brentwood, TN 37027

SEND TAX BILLS TO:
New Owner

Map & Parcel: 118-12-E-1.00CO

AFFIANT

Subscribed and sworn to before me
this 12th day of March, 2018.

J. Carlton Drumwright
State of Tennessee Notary Public
Williamson County

NOTARY PUBLIC
My Commission Expires: 10/11/21

QUITCLAIM DEED

In consideration of $10.00, and other good and valuable consideration, **Karen Kingsbury Russell and Donald R. Russell, Jr., wife and husband,** Grantor, does hereby quitclaim and convey all of the undivided right, title and interest to the hereinafter described property to **Agape Rental Properties, LLC, a Tennessee limited liability company, Series No. 1808,** Grantee. Said property conveyed herein is described as follows:

Land in Davidson County, Tennessee, being Unit A, HOMES AT 1003 CARUTHERS, as shown on Declaration of Covenants, Conditions and Restrictions of record in Instrument No. 20150608-0053443, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description thereof.

Being the same property conveyed to Karen Kingsbury Russell and Donald R. Russell, Jr. from 1003 Caruthers, GP, by Warranty Deed, of record in Instrument No. 20160211-0013457, Register's Office for Davidson County, Tennessee.

This is real property commonly known as 1003-A Caruthers Avenue, Nashville, TN 37204.

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 12th day of March, 2018.

Karen Kingsbury Russell

Donald R. Russell, Jr.

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public for the State and County the aforesaid, Karen Kingsbury Russell and Donald R. Russell, Jr., with whom I am personally acquainted (or who proved to me their identity on the basis of satisfactory evidence), and who, upon oath, acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and seal, at office, this 12th day of March, 2018.

Notary Public

My Commission Expires: 10/11/21

J. Carlton Drumwright
State of Tennessee Notary Public
Williamson County

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

ELIZABETH J. BARNES
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY