QUITCLAIM DEED

Bill Garrett Davidson County
Batch# 89631 DEEDQC
05/08/2018 10:28:53 AM 2 pgs
Fees: $12.00 Taxes: $0.00

20180508-0043863

O-RE-18-0687

DANA DELWORTH STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires 07-06-2020

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

Brian Mitchell
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27th DAY OF April, 2018.

Notary Public

MY COMMISSION EXPIRES: 7/6/20

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Rudy Title & Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
Vastland Northcrest Development LLC, a Tennessee limited liability company	new owner	
(NAME) **1720 West End Avenue, Suite 600**	(NAME)	**142-07-0J-687.00-CO**
(ADDRESS) **Nashville, TN 37203**	(ADDRESS)	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid by the hereinafter named Grantee(s), and other good and valuable consideration, the receipt of which is hereby acknowledged, **GALLARDIA PROPERTIES, LLC, A TENNESSEE LIMITED LIABILITY COMPANY**, hereinafter called the Grantor(s), has/have bargained and sold, and by these presents do/does transfer and convey unto **VASTLAND NORTHCREST DEVELOPMENT LLC, A TENNESSEE LIMITED LIABILITY COMPANY** hereinafter called the Grantee(s), his/her/its/their heirs, successors and assigns, that certain tract or parcel of land in **DAVIDSON** COUNTY, STATE OF **TENNESSEE**, described as follows, to wit:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING UNIT 687, LOT NO. 9, BRISTOL CREEK TOWNHOMES, AS SHOWN IN THE DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS FOR BRISTOL CREEK TOWNHOMES OF RECORD IN INSTRUMENT NUMBER 20171228-0131735, 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 A PART OF THE SAME PROPERTY CONVEYED TO DORIS E. RYAN BY WARRANTY DEED FROM A. L. HARRIS AND WIFE, BOBBIE S. HARRIS, OF RECORD IN BOOK 4910, PAGE 704, DATED MAY 02, 1975, RECORDED ON MAY 07, 1975, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE. THE SAID DORIS E. RYAN AND DORRIS E. RYAN ARE ONE AND THE SAME PERSON. (VALUE OF CONSIDERATION SHOWN IN AFOREMENTIONED DEED $80,000.00.)BEING A PORTION OF THE SAME PROPERTY CONVEYED TO GALLARDIA PROPERTIES, LLC, A TENNESSEE LIMITED LIABILITY COMPANY BY WARRANTY DEED FROM DORRIS E. RYAN ALSO KNOWN AS DORIS E. RYAN, MARRIED OF RECORD IN INSTRUMENT NO. 20160603-0056417 REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, DATED JUNE 02, 2016 AND RECORDED ON JUNE 03, 2016. (VALUE OR CONSIDERATION AS SHOWN IN AFOREMENTIONED DEED $961,267.70.) BEING ALSO KNOWN AS 687 BRISTOL CREEK DR. NASHVILLE, TN 37221.

Being a portion of the same property conveyed to Gallardia Properties, LLC, a Tennessee limited liability company by Warranty deed from Dorris E. Ryan also known as Doris E. Ryan, married of record in Instrument No. 20160603-0056417 Register's Office for Davidson County, Tennessee, dated June 02, 2016 and recorded on June 03, 2016.

This Instrument was prepared with information supplied by the Grantees. No title examination was performed to validate the accuracy of title. Therefore the preparer does not accept liability for this Instrument.

This is **improved** property known as: **687 Bristol Creek Dr., Nashville, Tennessee 37221**.

Witness my/our hand(s) this the 27th day of April, 2018.

Gallardia Properties, LLC

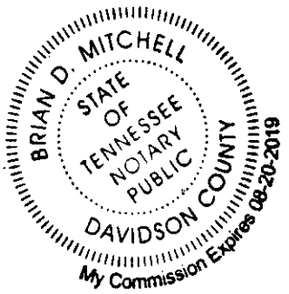
BY: _____
John Gleaves
Authorized Agent

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, JOHN GLEAVES, to me known (or proved to me on the basis of satisfactory evidence) to be the person described in and who acknowledged himself/herself to be the AUTHORIZED AGENT of GALLARDIA PROPERTIES, LLC the within named bargainor, a limited liability company, and that he/she as such AUTHORIZED AGENT executed the foregoing instrument for the purpose therein contained.

Witness my hand and official seal, this the 27th of April, 2018.

Brian D. Mitchell
Notary Public
My Commission Expires: _____
(SEAL)



RETURN TO:

Rudy Title & Escrow, LLC
2012 21st Avenue South
Nsahville, TN 37212