Bill Garrett Davidson County
Batch# 97535 DEEDQC
05/29/2018 10:08:33 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20180529-0050772

Prepared by:
Dale Hire
3100 Dudley Avenue
Nashville, TN 37212

New owner and tax bills:
Dale Hire
3100 Dudley Avenue
Nashville, TN 37212

QUITCLAIM DEED

THIS QUITCLAIM DEED, Executed this 21st day of May, 2018 by first party, 1 Public Homes LLC, a Tennessee limited liability company, whose post office address is 7051 Highway 70 S, Suite 315, Nashville, Tennessee, 37221, to second party, Dale Hire, whose post office address is 3100 Dudley Avenue, Nashville, Tennessee, 37212.

WITNESSETH, That the said first party, for good consideration and for the sum of Ten Dollars ($10.00) paid by the said second party, the receipt whereof is hereby acknowledged, does hereby remise, release and quitclaim unto the said second party forever, of all the right, title, interest and claim which the said first party has or will have in and to the following described parcel of land, and improvements and appurtenances thereto in the County of Davidson, State of Tennessee to wit:

Land in Davidson County, Tennessee, BEING part of Lot No. 7 on the map of E.A. Lindsley's Subdivision, as of record in Book 547, Page 144, Register's Office for Davidson County, Tennessee, and BEING Lot No. 7-D shown on the survey of the easterly part of Lot No. 7 made by William D. Parrish, Civil Engineer, June 24, 1957, and described according to said survey as follows:

Beginning at a point on the westerly margin of Hillside Road, 150 feet northerly from the northeast corner of Lot No. 6 conveyed to Fred J. Cobb from Herman T. Cobb by deed of record in Book 2029, Page 176, Register's Office for said County, said beginning point being also the northeast corner of Lot No. 7-C shown on said survey; thence with the line between said Lots No. 7-C and 7-D, as shown on said survey, north 84 deg. 30 minutes West 198 feet to a fence; thence with said fence, north 4 deg. 45 minutes East 50 feet to the southwest corner of Lot No. 7-E, as shown on said survey; thence with the line between Lots No. 7-D and 7-E, as shown on said survey, South 84 deg. 30 minutes East 197.3 feet to the westerly margin of said Hillside Road; thence with the same, South 4 deg. West 50 feet to the beginning.

Being the same property conveyed to1 Public Homes LLC, by Substitute Trustee's deed recorded in Instrument No. 20180516-0046585 Register's Office for Davidson County, Tennessee.

Property commonly known as: 3054 Hillside Rd., Nashville, Tennessee 37207.

Tax Parcel No.: 060 080 034.00

IN WITNESS WHEREOF, The said first party has signed and sealed these presents the day and year first above written.

1 Public Homes LLC,

Member

By: Eric Sox, member

STATE OF Tennessee)
COUNTY OF Davidson)

Before me, the undersigned authority of the State and County aforesaid, personally appeared **Eric Sox,** with whom I am personally acquainted or proved to me on the basis of satisfactory evidence and who, upon oath, acknowledged himself to be **Member** of **1 Public Homes LLC, a Tennessee limited liability company**, the within named bargainor, a corporation, and that he as such authorized officer, with the authority so to do, executed the within Warranty Deed for the purposes therein contained by signing the name of the corporation as such authorized officer.

WITNESS my hand and official seal at office this 21st day of May, 2018.

NOTARY PUBLIC
My Commission Expires: February 25, 2019

JAMES C SMITH STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

For Tennessee Recording Purposes:

State of Tennessee
County of Davidson

As required by TENNESSEE CODE ANNOTATED Section 67-1-409 (a)(6)(A), the undersigned being Grantee, Grantee's agent or a trustee acting for Grantee, after first being duly sworn, makes oath that the actual consideration for this transfer or the VALUE of the property transferred, WHICHEVER IS GREATER, is -0- (zero)

Sworn and subscribed to before me on this May 21, 2018.

Affiant:

Notary Public

Commission Expires: 2-25-19

JAMES C SMITH STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY