QUITCLAIM DEED

Bill Garrett Davidson County
Batch# 102388 DEEDQC
06/08/2018 10:59:38 AM 2 pgs
Fees: $12.00 Taxes: $0.00

20180608-0055215

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION FOR THIS TRANSFER IS $0.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31 DAY OF May, 2018

Notary Public

MY COMMISSION EXPIRES:
(AFFIX SEAL)

RYAN LUX STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY MY COMMISSION EXPIRES 03-03-2020

THIS INSTRUMENT WAS PREPARED BY (and return to):
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)
639 Vernon, LLC (NAME)	**Same** (NAME)	
3167 Brimstead Dr. (ADDRESS)	(ADDRESS)	**091-05-0-130.00**
Franklin, Tennessee 37064 (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,

LMI DEVELOPMENT GROUP, LLC, A TENNESSEE LIMITED LIABILITY COMPANY ("GRANTOR")

HAS/HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO/DOES TRANSFER AND CONVEY UNTO

639 VERNON, LLC, A TENNESSEE LIMITED LIABILITY COMPANY ("GRANTEE")

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 THE SOUTHERLY 50 FEET OF THE SOUTHERLY 100 FEET OF THE EASTERLY 200 FEET OF LOT NO. 33 ON THE MAP OF THE SUBDIVISION OF B. F. COCKRILLS FARM AS OF RECORD IN BOOK 161, PAGES 135 AND 136, IN THE REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

BEING THE SAME PROPERTY CONVEYED TO LMI DEVELOPMENT GROUP, LLC, A TENNESSEE LIMITED LIABILITY COMPANY, BY WARRANTY DEED FROM SQFT BUILDER, LLC, A TENNESSEE LIMITED LIABILITY COMPANY, OF RECORD IN INSTRUMENT NUMBER 20180221-0016371, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

THIS CONVEYANCE IS SUBJECT TO ANY AND ALL EXISTING EASEMENTS AND RESTRICTIONS AS SHOWN OF RECORD.

*****This instrument has been prepared by information provided by the parties*****
*****No title search was conducted and no representations regarding title have been made by the Drafter*****

This is **improved** property known as: **639 Vernon Avenue, Nashville, Tennessee 37209.**

Witness our hands this the 31 day of May, 2018.

LMI DEVELOPMENT GROUP, LLC

By: Jason Lincoln, Authorized Agent

STATE OF TENNESSEE

COUNTY OF DAVIDSON

On this the 31 day of May, 2018, before me personally appeared **Jason Lincoln**, to me known (or proved to me on the basis of satisfactory evidence) and who, upon oath, acknowledged himself to be Authorized Agent of LMI Development Group, LLC, the within named bargainor, a limited liability company, and that he as such Authorized Agent, being authorized so to do, executed the foregoing instrument for the purpose therein contained by signing the name of LMI Development Group, LLC, as Authorized Agent.

Witness my hand and official seal, this the 31 day of May, 2018.

Notary Public
My Commission Expires:

