Bill Garrett Davidson County
Batch# 105275 DEEDQC
06/15/2018 01:14:53 PM 2 pgs
Fees: $12.00 Taxes: $0.00
20180615-0057828

QUITCLAIM DEED FOR SEPARATION OF TAX PARCELS

THIS INSTRUMENT PREPARED FROM INFORMATION PROVIDED BY THE PARTIES WITHOUT THE BENEFIT OF TITLE SEARCH AND/OR TITLE POLICY

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION FOR THIS TRANSFER IS $0.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 14th DAY OF JUNE, 2018.

Notary Public

MY COMMISSION EXPIRES: Nov. 8, 2021
(AFFIX SEAL)

DARLA HYSMITH
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires Nov 8, 2021

THIS INSTRUMENT WAS PREPARED BY
Commerce Title and Escrow, LLC, 513 3rd Avenue South, Nashville, TN 37210

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Mustard Seed Living, LLC	NEW OWNER	91-12 95
(NAME) **938 Mansfield Ave.**	(NAME)	
(ADDRESS) **Nashville, TN 37206**	(ADDRESS)	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, **Mustard Seed Living, LLC, a Tennessee limited liability company**, HEREINAFTER CALLED THE GRANTOR, HAS BARGAINED AND SOLD, AND BY THESE PRESENTS DOES QUITCLAIM AND CONVEY unto **Mustard Seed Living, LLC, a Tennessee limited liability company**, HEREINAFTER CALLED THE GRANTEE, ITS SUCCESSORS AND ASSIGNS, CERTAIN TRACTS OR PARCELS OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Lot 1: Land in Davidson County, Tennessee, being Lot 301 of Block 40, on the Map of Plan No. 1, West Nashville, Tennessee, as of record in Book 57, Pages 74 and 75, Register's Office for Davidson County, Tennessee.

Being a portion of the property conveyed Mustard Seed Living, LLC, by Warranty Deed from The Ferguson Revocable Living Trust, of record as Instrument No. 20180404-0031740 in the Register's Office for Davidson County, Tennessee.

Lot 2: Land in Davidson County, Tennessee, being Lot 303 of Block 40, on the Map of Plan No. 1, West Nashville, Tennessee, as of record in Book 57, Pages 74 and 75, Register's Office for Davidson County, Tennessee.

Being a portion of the property conveyed Mustard Seed Living, LLC, by Warranty Deed from The Ferguson Revocable Living Trust, of record as Instrument No. 20180404-0031740 in the Register's Office for Davidson County, Tennessee.

Lot 3: Land in Davidson County, Tennessee, being Lot 305 of Block 40, on the Map of Plan No. 1, West Nashville, Tennessee, as of record in Book 57, Pages 74 and 75, Register's Office for Davidson County, Tennessee.

Being a portion of the property conveyed Mustard Seed Living, LLC, by Warranty Deed from The Ferguson Revocable Living Trust, of record as Instrument No. 20180404-0031740 in the Register's Office for Davidson County, Tennessee.

THE PURPOSE OF THIS CONVEYANCE IS TO CREATE SEPARATE TAX PARCEL IDs FOR EACH OF THE ABOVE DESCRIBED LOTS.

unimproved ☐

This is improved ☒ property, known as 4400 Georgia Avenue, Nashville, Tennessee 37209

(House Number) (Street) (City or Town) (State) (Postal Zip)

Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hands this _____ day of June, 2018.

Mustard Seed Living, LLC, a Tennessee limited liability company

By: M. L - S

Printed: Marcus Trimble mem

Its: Member

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Marcus Trimble, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he is the Member of Mustard Seed Living, LLC, a Tennessee limited liability company, and that he, as Member, executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 14th day of June, 2018.

PAULA HYSMITH NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY My Commission Expires NOV. 8, 2021

Paula Hysmith

Notary Public

Commission expires: Nov. 8, 2021