Bill Garrett Davidson County
Batch# 109184 DEEDQC
06/26/2018 01:03:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20180626-0061465

Name and Address of New Owner:
JNO Properties, LLC
3815 Central Avenue
Nashville, TN 37205

Send Tax Statements To:
JNO Properties, LLC
3815 Central Ave
Nashville, TN 37205

THIS INSTRUMENT PREPARED BY:
(Please Return Document to this Address)
J.D. Kious, Attorney
Lawyers Land & Title Services, LLC
500 North Walnut St.
Murfreesboro, TN 37130
File No.: NR-18050627

Map and Parcel: 092 09 4S 001.00 and 092 09 4S 002.00

PREPARED BASED ON INFORMATION PROVIDED BY THE PARTIES

QUITCLAIM DEED

For and in consideration of the sum of ten dollars ($10.00), cash in hand paid by the hereinafter named GRANTEE, and other good and valuable considerations, the receipt of which is hereby acknowledged, **3516 Richland, LLC**, hereinafter called the GRANTOR has bargained and sold, and by these presents does transfer and convey unto **JNO Properties, LLC, a Tennessee limited liability company**, hereinafter called the GRANTEE, its successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, and being all of Unit Nos. A & B, on the Horizontal Property Regime for 506 36th Avenue North Townhomes, as established in the Declaration of Covenants, Conditions and Restrictions of record in Instrument Number 20161103-0116192, in the Register's Office for Davidson County, Tennessee, to all of which reference is hereby made for a more complete description together with an undivided percentage interest in the common elements allocated to said units as set forth in said Master Deed.

Being a portion of the same property conveyed to 3516 Richland, LLC, by Warranty Deed filed for record on August 17, 2016 in Instrument Number 20160817-0085954, of the Register's Office of Davidson County, Tennessee.

This is improved property known as: 506A & 506B 36th Ave N, Nashville, TN 37209

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 my hand this 21 day of June, 2018.

3516 RICHLAND, LLC

By: _____
John Ozier, Authorized Agent

State of Tennessee

County of Rutherford

Personally appeared before me, a notary public in and for the state and county aforementioned, John Ozier, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who, upon oath, acknowledged himself to be Authorized Agent of 3516 Richland, LLC and that he as such Authorized Agent executed the foregoing instrument for the purposes therein contained, by signing the name of the company by himself as Authorized Agent.

Witness my hand and seal this 21st of June, 2018.

_____
Notary Public
My Commission Expires: 12/18/21

J.D. KIOUS
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY

AFFIDAVIT

I hereby swear or affirm that the actual consideration for this transfer or value of the property transferred, whichever is greater, is $0.00.

_____
Affiant Signature

Subscribed and sworn to before me, this 21st day of June, 2018.

_____
Notary Public
My Commission Expires: 12/18/21

J.D. KIOUS
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY

True Copy Certification

I, Lynn Vaught, do hereby make oath that I am a licensed attorney and/or 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.

L Vaught

Signature

State of Tennessee

County of Rutherford

Personally appeared before me, the undersigned, a notary public for this county and state, Lynn Vaught who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Jessica L Tolley

Notary's Signature

My Commission Expires: 12-16-18

JESSICA L. TOLLEY
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY