THIS INSTRUMENT PREPARED BY:
Nashville Title Insurance Corporation
2818 Bransford Avenue
Nashville, TN 37204

Address New Owner(s)
Zaia M. Thombre
210 Juarez Drive
Hermitage, TN 37076

Send Tax Bills To:
Fifth Third Mortgage Company
5050 Kingsley Drive
Cincinnati, OH 45263

Map & Parcel No.:
086-02-0-044.00

Bill Garrett Davidson County
Batch# 129282 DEEDQC
08/15/2018 02:49:30 PM 2 pgs
Fees: $12.00 Taxes: $0.00
20180815-0080943

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00), and other good and valuable consideration, receipt of which is hereby acknowledged, **SN Developments, LLC, a Tennessee limited liability company** ("Grantor") does hereby quitclaim and convey unto **Zaia M. Thombre, an unmarried woman** ("Grantee"), her heirs and assigns, all of my Grantor's right, title and interest in and to a certain tract or parcel of land located in Davidson County, Tennessee and described as follows:

Being Lot No. 80 on the Plan of Dodson Heights Subdivision of record in Book 2900, Page 113, Register's Office for Davidson County, Tennessee.

Said Lot No. 80 fronts 80 feet on the southerly side of Dodson Chapel Road and runs back 94.4 feet on the westerly line and 121.2 feet on the easterly line to a line at the rear measuring 83 feet thereon.

Being the same property conveyed to SN Development, LLC, a Tennessee limited liability company from Mary E. Vaughn, Widow, by Warranty Deed dated March 6, 2018 of record in Instrument No. 20180312-0023245, Register's office for Davidson County.

Further, conveyed to Zaia M. Thombre, an unmarried woman, from Hickory Capital Nashville, LLC, by deed on June 1, 2018, of record in Instrument Number 20180608-0055336, Register's Office for Davidson County, Tennessee.

This is improved property known as **210 Juarez Drive, Hermitage, TN 37076**.

Said property is conveyed subject to such limitations, restrictions and encumbrances as may affect the property.

IN WITNESS WHEREOF, the Grantor has caused this instrument to be executed on this 13 day of August, 2018.

SN Developments, LLC

By

STATE OF TENNESSEE

COUNTY OF Davidson

Before me, the undersigned authority, a Notary Public of the State and county mentioned, personally appeared Graham Nichols, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be president (or other officer authorized to execute the instrument) of Managing Member, the within named bargainor, a corporation, and that such officer, executed the foregoing instrument for the purpose therein contained, by personally signing the name of the corporation as president (or other authorized officer).

WITNESS my hand and seal at office the day and year above written.

NOTARY PUBLIC My Commission Expires: 8/1/22

ANDREW H. MALONEY STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

STATE OF TENNESSEE)
COUNTY OF Davidson)

The actual consideration for this transfer is **$0.00.**

AFFIANT

Subscribed and sworn to before me, this 13 day of August, 2018.

NOTARY PUBLIC My Commission Expires: 10/14/2020

LAURA JANE SHOUN STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

I, **Andy Maloney, 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.

Signature

State of TN
County of Davidson

Personally appeared before me, Julie Coone, a notary public for this county and state, Andy Maloney, who acknowledges that this certificate of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature My commission expires: 5-3-2021

JULIE COONE STATE OF TENNESSEE NOTARY PUBLIC MAURY COUNTY