Karen Y Johnson Davidson County
Batch# 158112 DEEDQC
11/09/2018 12:49:09 PM 2 pgs
Fees: $12.00 Taxes: $0.00
20181109-0111102

This Instrument
Prepared By:

Joshua L. Hunter,
Attorney At Law
1104 Fatherland Street
Nashville, TN 37206
(615) 712-6391

QUITCLAIM DEED

FOR AND IN CONSIDERATION 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, **MP Enterprises, LLC**, hereinafter called the Grantor, has bargained and sold, and by these presents does transfer all of her interest and conveys unto **Mark Evans, unmarried**, hereinafter called the Grantee, his heirs 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, being Lot No. 2 on the Plan of Map of A. W. Hookers Addition to East Nashville of record in Plat Book 57, Page 131, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Said Lot No. 2 fronts 50 feet on the Easterly side of McFerrin Avenue and runs back between parallel lines, 150 feet to an alley.
Being the same property conveyed to Buford Gray and wife, Fannie E. Gray by Warranty deed from Margaret M. Stevens of record in Book 3343, page 314, Register's Office for Davidson County, Tennessee, dated February 20, 1962 and recorded on February 28, 1962. (Value or consideration shown in aforementioned deed $N/A.).

Being the same property conveyed to Broadway Investment Group by Substitute Trustee's deed from Jason S. Mangrum, Substitute Trustee of record in Instrument No. 20151009-0103413 Register's Office for Davidson County, Tennessee, dated October 5, 2015 and recorded on October 9, 2015. (Value of consideration shown in aforementioned deed $126,000.00.)

Being the same property conveyed to MP Enterprises, LLC, a Kentucky limited liability company by Quitclaim deed from Broadway Investment Group, Inc., a Tennessee Corporation of record in Instrument No. 20151009-0103414 Register's Office for Davidson County, Tennessee, dated October 05, 2015 and recorded on October 09, 2015. (Value of consideration shown in aforementioned deed $0.00.)

Being also known as 903 McFerrin Dr. Nashville, Tennessee 37206.

IN WITNESS WHEREOF, We have hereunto set out hands on this 9th day of November, 2018.

MP ENTERPRISES, LLC

BY: Mark Evans, Member

STATE OF TENNESSEE)
COUNTY OF Davidson)

Before me, the undersigned authority, a Notary Public of the State and County mentioned, personally appeared Mark Evans, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, executed the foregoing instrument in his capacity as a member of MP Enterprises, LLC, for the purposes therein contained.

Witness my hand and seal this 9th day of November, 2018.

Notary Public

My Commission Expires: 3-3-20

MARCY MORGAN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires March 3, 2020

2

AFFIDAVIT OF CONSIDERATION

Name and Address of Property Owner:	Person or Entity Responsible For Payment of Property Taxes:	Map & Parcel Number of Property Transferred:
Mark Evans 903 McFerrin Ave Nashville, TN 37206	New Owner	Davidson County 082-06-0-398.00

STATE OF TENNESSEE)
COUNTY OF Davidson)

I hereby swear or affirm that the actual consideration for this transfer or the value of the property transferred, whichever is greater, is Ten Dollars ($10.00), which amount is equal to or greater than the amount which the property transferred would command at a fair voluntary sale.

Affiant

Sworn to and subscribed before me 9th day of November, 2018.

Notary Public

My Commission Expires:

3-3-20

MARCY MORGAN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires March 3, 2020