QUITCLAIM DEED

Karen Y Johnson Davidson County
Batch# 173971 DEEDQC
12/13/2018 03:11:12 PM 2 pgs
Fees: $12.00 Taxes: $0.00

20181213-0121496

R-CB-18-709

DAVID DELWORTH NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY My Commission Expires 07-06-2020

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $0.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 11th DAY OF December, 2018.

Notary Public

MY COMMISSION EXPIRES: 7/6/20

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
John Eldridge	**New owner**	
(NAME)	(NAME)	**092-06-0-376.00**
667 Wedgewood Ave.,Ste. C		
(ADDRESS)	(ADDRESS)	
Nashville, TN 37203		
(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, **E3 CONSTRUCTION SERVICES, LLC,** hereinafter called the Grantor(s), has/have bargained and sold, and by these presents do/does transfer and convey unto **JOHN ELDRIDGE** hereinafter called the Grantee(s), 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 Lot No. 16 on the Plan of L.C. Thuss Subdivision of part of the Barrow Lands of record in Plat Book 547, Page 102, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being a part of the same property conveyed to Desperado Properties, LLC by Warranty deed from Ricky Patton and Marie Patton, husband and wife of record in Instrument No. 20121227-0119396 Register's Office for Davidson County, Tennessee, dated December 20, 2012 and recorded on December 27, 2012.

Being the same property conveyed to E3 Construction Services, LLC, A Tennessee Limited Liability Company by QuitClaim deed from Desperado Properties, LLC, A Tennessee Limited Liability Company, of record in Instrument No. 20171106-0113536 Register's Office for Davidson County, Tennessee, dated October 31, 2017 and recorded on November 06, 2017.

This is **improved** property known as: **709 28th Ave N, Nashville, Tennessee 37208**.

Witness my/our hand(s) this the 11 day of December, 2018.

E3 Construction Services, LLC

BY: _____
John H. Eldridge, III
Member

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, JOHN H. ELDRIDGE, III, to me known (or proved to me on the basis of satisfactory evidence) to be the person described in and who acknowledged himself/herself to be the MEMBER of E3 CONSTRUCTION SERVICES, LLC, A TENNESSEE LIMITED LIABILITY COMPANY the within named bargainor, a limited liability company, and that he/she as such MEMBER executed the foregoing instrument for the purpose therein contained.

Witness my hand and official seal, this the 11 of December, 2018.

_____
Notary Public
My Commission Expires: _____
(SEAL)

RACHEL WILSON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 07-05-2021

RETURN TO:
Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212