Karen Johnson Davidson County
Batch# 189502 DEEDQC
01/29/2019 03:37:16 PM 2 pgs
Fees: $12.00 Taxes: $0.00
20190129-0008632

THIS INSTRUMENT PREPARED BY:

Lockeland Law Group, PLC
204 South 11th Street
Nashville, TN 37206
615.650.5100

QUITCLAIM DEED

This deed is prepared with information provided by the client/owner and without the benefit of a title search and/or examination conducted by Lockeland Law Group, PLC.

Address of New Owner(s):	Send Tax Bills to:	Map and Parcel:
City Limits Construction, LLC P.O. Box 40466 Nashville, TN 37204	New Owner	09207012900 and 09207043300

FOR AND IN CONSIDERATION of the sum of One Dollar ($1.00), cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, **Wade Properties, LLC, a Tennessee limited liability company,** by these presents does hereby quitclaim and convey unto **City Limits Construction, LLC, a Tennessee limited liability company,** its heirs, successors and assigns, its right, title and interest in and to the following described tract of land:

Tract 1 (2225 Herman St. 09207012900)

Land in Davidson County, Tennessee, being Lot No. 61 on the Plan of J.B. Davis's Subdivision of record in Plat Book 57, Page 96, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Tract 2 (2229 Herman St. 09207043300)

Land in Davidson County, Tennessee, being Lot No. 62 on the Plan of J.B. Davis's Subdivision of record in Plat Book 57, Page 96, 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 the same property conveyed to Steve Hannah and Thomas Lanier, Jr. by Warranty deed from Barbara Brooks, Charles Cleveland, Carl Cleveland, Doyle Carter, Andre Carter, and Sntonia Carter Spearrman of record in Instrument No. 20160511-0046901 Register's Office for Davidson County, Tennessee, dated April 29, 2016 and recorded on May 11, 2016.

Being the same property conveyed to City Limits Construction, LLC by Warranty deed from Steve Hannah and Thomas Lanier, Jr. of record in Instrument No. 20170111-0003166 Register's Office for Davidson County, Tennessee, dated January 9, 2017 and recorded on January 11, 2017.

Being a portion of the same property conveyed to Wade Properties, LLC by Quitclaim deed from City Limits Construction, LLC of record in Instrument No. 20180511-0045228 Register's Office for Davidson County, Tennessee, dated May 10, 2018 and recorded on May 11, 2018.

Being the same property conveyed to Wade Properties, LLC by Quitclaim deed from Wade Properties, LLC of record in Instrument No. 20181128-0116175 Register's Office for Davidson County, Tennessee, dated November 28, 2018 and recorded on November 28, 2018.

Being also known as 2229 Herman St. Nashville, Tennessee 37208. Being the same property conveyed to Wade Properties, LLC by Quitclaim deed from Wade Properties, LLC of record in Instrument No. 20181128-0116176 Register's Office for Davidson County, Tennessee, dated November 28, 2018 and recorded on November 28, 2018.

Being also known as 2225 Herman St. Nashville, Tennessee 37208.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer is $ 0.00.

Subscribed and sworn to before me this the 29th day of January 2019.

Affiant

My commission expires: 5-3-21
(Affix Seal)

Notary Public

STEVEN T. MORRIS
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 5-3-2021

IN WITNESS WHEREOF, the undersigned has executed this Quitclaim Deed on this 29th day of January, 2019.

Wade Properties, LLC

By: Ken Wade
Its: Managing Member

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for the County and State, the within named Ken Wade, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself/herself to be the Managing Member of Wade Properties, LLC a Tennessee limited liability company, and that he/she, acting in such capacity, and authorized so to do, executed the foregoing instrument on behalf of said corporation for the purposes therein contained.

Witness my hand and seal this the 29th day of January, 2019.

Notary Public

My Commission Expires: 5-3-21

STEVEN T. MORRIS
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 5-3-2021