Prepared By:
Chip Ikerd
9128 Brentmeade Blvd
Brentwood, TN 37027

After Recording Return To:
2229 11th Ave unit A
Nashville, Tennessee 37204

Karen Johnson Davidson County
Batch# 191417 DEEDQC
02/04/2019 11:30:42 AM 3 pgs
Fees: $17.00 Taxes: $0.00

20190204-0010331

SPACE ABOVE THIS LINE FOR RECORDER'S USE

QUITCLAIM DEED

On January 28, 2019 THE GRANTOR(S),

- 2229 11th Ave LLC, Brandon Girdler, Member,

for and in consideration of: One Dollar ($1.00) and/or other good and valuable consideration conveys, releases and quitclaims to the GRANTEE(S):

- Casey Smyth, a single person, residing at 2229 11th Ave South, Unit A, Nashville, Davidson County County, Tennessee 37204

the following described real estate, situated in Nashville, in the County of Davidson County, State of Tennessee

Legal Description:

Land in Davidson County, Tennessee, being Unit A, Homes at 2229 11th Avenue South a Horizontal Property Regime with Private Elements, established, Declaration of Covenants, Conditions and Restrictions for Homes at 2229 11th Avenue South, of record in Instrument No. 20180104-0001441, Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property. Being a portion of the same property conveyed to Willie E. Hatcher, Jr. by Installment deed from Bessie Lou Walton and husband, Anthony Allen Walton, Sr. of record in Book 5398, page 954 Register's Office for Davidson County, Tennessee, dated February 09, 1979 and recorded on February 27, 1979. Being a portion of the same property conveyed to 2229 11th Ave, LLC, a Tennessee limited liability company by Warranty deed from Willie E. Hatcher, Jr., married of record in Instrument

No. 20171129-0121927 Register's Office for Davidson County, Tennessee, dated November 27, 2017 and recorded on November 29, 2017. This conveyance is subject to all restrictions, easements and planning documents of record, and current year's taxes and subsequent years, a lien not yet due and payable. The address of the herein described property is believed to be 2229 11th Avenue South, Unit A, Nashville, TN 37204, but such address is not part of the legal description of the property herein and in the event of any discrepancy, the legal description herein shall control.

Grantor does hereby convey, release and quitclaim all of the Grantor's rights, title, and interest in and to the above described property and premises to the Grantee(s), and to the Grantee(s) heirs and assigns forever, so that neither Grantor(s) nor Grantor's heirs, legal representatives or assigns shall have, claim or demand any right or title to the property, premises, or appurtenances, or any part thereof.

This transfer is between an LLC and a member: for means of financing. Additionally this transfer does not affect ownership rights.

Tax Parcel Number: 105133I00100CO

Mail Tax Statements To:
Casey Smyth
2229 11th Ave unit A
Nashville, Tennessee 37204

[SIGNATURE PAGE FOLLOWS]

Grantor Signatures:

DATED: 1-28-19

Brandon Girdler, Member, on behalf of 2229 11th Ave LLC

STATE OF TENNESSEE, COUNTY OF DAVIDSON COUNTY, ss:

On this 28th day of January, 2019, before me personally appeared Brandon Girdler, Member, on behalf of 2229 11th Ave LLC, to me known to be the persons described in and who executed the foregoing instrument, and acknowledged that they executed same as their free act and deed.

CHRISTIE LEGGO
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 7-5-2021

Notary Public

Notary

Title (and Rank)

My commission expires 7-5-2021

I, Affiant, hereby swear or affirm that to the best of my knowledge, information, and belief, the actual consideration for this transfer is $0.00.

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or true value, whichever is greater for this transfer is
$ 0
, **Affiant**
Subscribed and sworn before me this the
4 **Day of** February, **20** 19.
, **Deputy Register**

Affiant

Affiant's Name: