Prepared by:
615 Title, LLC
807 Bradford Avenue
Nashville, TN 37204

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 3rd day of May, 2019.

Notary Public
My commission expires 3/13/2022

APRIL D. WIDEMAN STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

Karen Johnson Davidson County
Batch# 225867 DEEDQC
05/03/2019 03:38:13 PM 2 pgs
Fees: $12.00 Taxes: $0.00
20190503-0041764

Address of New Owner:	Send Tax Bills to:	Tax Information:
Trevor Garrett 807 Bradford Avenue Nashville, TN 37204	New Owner	044050093.00 (PARTIAL)

QUITCLAIM DEED

For consideration, the receipt and sufficiency whereof is hereby acknowledged, the undersigned, **Cobalt Ventures, LLC, a Tennessee Limited Liability Company**, hereinafter referred to as Grantor, by these presents, does hereby quitclaim and convey all of her right, title and interest unto **Trevor Garrett**, the following tract or parcel of land situate and lying in Sevier County, Tennessee, bounded and described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot 1, Final Plat Re-Subdivision of Lots 65 thru 68, Rayon City, recorded in Instrument Number 20181017-0103060, Register's Office for Davidson County Tennessee, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Cobalt Ventures, LLC, a Tennessee Limited Liability Company by Warranty Deed from James S. Edgen and wife, Deborah J. Edgen, dated October 22, 2018, of record in Instrument Number 20181024-0105502, Register's Office for Davidson County, Tennessee.

This is improved property known as 373 Rayon Drive Old Hickory, Tennessee 37138.

This conveyance is made subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

Whenever used, the singular number shall include the plural, the plural the singular and the use of any gender shall be applicable to all genders.

Witness my hand this 3rd day of May, 2019.

Cobalt Ventures, LLC
By: Trevor Garrett, Member

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a notary public in and for said county and state, the within named Trevor Garrett, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is Member of **Cobalt Ventures, LLC, a Tennessee Limited Liability Company,** and that he is authorized by **Cobalt Ventures, LLC, a Tennessee Limited Liability Company** to execute this instrument on its behalf by himself as such Member.

Witness my hand and official seal at office this 3rd day of May, 2019.

April D. Widerman
Notary Public
My commission expires: 3/13/2020

APRIL D. WIDERMAN
STATE
TENNESSEE
NOTARY
PUBLIC
WILLIAMSON COUNTY

THIS INSTRUMENT WAS PREPARED FROM INFORMATION FURNISHED BY THE PARTIES. NO INDEPENDENT TITLE EXAMINATION WAS MADE.