QUITCLAIM DEED

Karen Johnson Davidson County
Batch# 253235 DEEDQC
07/05/2019 03:32:26 PM 2 pgs
Fees: $12.00 Taxes: $0.00

20190705-0065979

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION FOR THIS TRANSFER IS $0.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 1 DAY OF July, 2019.

Notary Public

MY COMMISSION EXPIRES: 11/8/21
(AFFIX SEAL)

KATE NYQUIST
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 11-8-2021

THIS INSTRUMENT WAS PREPARED BY (and return to):
Rudy Title & Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
Brett C. Jennings	**Same**	**072060O00200CO**
(NAME) **1057B Zophi Street**	(NAME)	
(ADDRESS) **Nashville, TN 37206**	(ADDRESS)	
(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,

NASH BNB, LLC ("GRANTOR")

HAS/HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO/DOES TRANSFER AND CONVEY UNTO

BRETT C. JENNINGS ("GRANTEE")

HIS/HER/ITS/THEIR HEIRS, SUCCESSORS AND ASSIGNS, THAT CERTAIN TRACT OR PARCEL OF LAND IN DAVDISON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO WIT:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING UNIT 1057B OF 1057 ZOPHI STREET TOWNHOMES, AS ESTABLISHED IN THE DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS FOR 1057 ZOPHI STREET TOWNHOMES, A HORIZONTAL PROPERTY REGIME WITH PRIVATE ELEMENTS OF RECORD AT INSTRUMENT NO. 20150623-0060252, AMENDED IN INSTRUMENT NO. 20150810-0079879, IN THE REGISTER'S OFFICE OF DAVIDSON, TENNESSEE WITH PLAT ATTACHED AS EXHIBIT "B" TO WHICH REFERENCE IS HEREBY MADE FOR A MORE PARTICULAR DESCRIPTION OF SAID PROPERTY.

BEING THE SAME PROPERTY CONVEYED TO NASH BNB, LLC, BY WARRANTY DEED FROM J&L ZOPHI, LLC, OF RECORD IN INSTRUMENT NUMBER 20180124-0007164, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

THIS CONVEYANCE IS SUBJECT TO ANY AND ALL EXISTING EASEMENTS AND RESTRICTIONS AS SHOWN OF RECORD.

*****This instrument has been prepared by information provided by the parties*****
*****No title search was conducted and no representations regarding title have been made by the Drafter*****

RT

This is **improved** property known as: **1057 B Zophi Street, Nashville, Tennessee 37206**

Witness our hands this the 28 day of June, 2019.

NASH BNB, LLC:

By: David James Lawver, as Trustee of the David James Lawver Living Trust, U/A Dated September 2, 2015

STATE OF California)
COUNTY OF Santa Clara)

On this the 28th day of June, 2019, before me appeared **David James Lawver, as Trustee of the David James Lawver Living Trust, U/A Dated September 2, 2015,** to me personally known (or proved to me on the basis of satisfactory evidence), who, being by me duly sworn (or affirmed) did prove that he is the owner of **NASH BNB, LLC**, and said appeared **David James Lawver, as Trustee of the David James Lawver Living Trust, U/A Dated September 2, 2015,** acknowledged said instrument to be the free act and deed of said **NASH BNB, LLC**.

Witness my hand and official seal, this the 28th day of June, 2019.

Notary Public

My Commission Expires: 10/14/2019

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California County of Santa Clara)ss.
On 6/28/2019 before me, Bao Ngoc Le Ho, Notary Public, personally appeared David James Lawver who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument. I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct. WITNESS my hand and official seal.

BAO NGOC LE HO
COMM. # 2126802
NOTARY PUBLIC - CALIFORNIA
SANTA CLARA COUNTY
MY COMM. EXP. OCT. 14, 2019

RT