QUITCLAIM DEED

Karen Johnson Davidson County
Batch# 264352 DEEDQC
07/31/2019 09:08:26 AM 2 pgs
Fees: $12.00 Taxes: $0.00

20190731-0075238

O-RE-19-659-40

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $0.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 26th DAY OF JULY, 2019.

Notary Public

My Comm. Expires Sept. 22, 2019

MY COMMISSION EXPIRES:

(AFFIX SEAL)

STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF WILLIAMSON SHELBY DOLLARS

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)
Vastland Northcrest Development	New Owner	
(NAME) 1720 West End Ave Suite 600	(NAME)	142-07-0J-659.00-CO
(ADDRESS) Nashville, TN 37203	(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, **GALLARDIA PROPERTIES, LLC, A TENNESSEE LIMITED LIABILITY COMPANY,** hereinafter called the Grantor(s), has/have bargained and sold, and by these presents do/does transfer and convey unto **VASTLAND NORTHCREST DEVELOPMENT, LLC, A TENNESSEE LIMITED LIABILITY COMPANY,** 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 Unit No. 659, Bristol Creek Townhomes, as shown in the Declaration of Covenants, Conditions and Restrictions for Bristol Creek Townhomes of record in Instrument No. 20171228-0131735, and as amended by Instrument No. 20180301-0019441, Instrument No. 201906070054760 Register's Office for Davidson County, Tennessee.

Being a portion of the same property conveyed to Gallardia Properties, LLC, a Tennessee limited liability company by Warranty deed from Dorris E. Ryan, also known as Doris E. Ryan, married of record in Instrument No. 20160603-0056417 Register's Office for Davidson County, Tennessee, dated June 02, 2016 and recorded on June 03, 2016.

This instrument was prepared with information supplied by the Grantees. No title examination was performed to validate the accuracy of title. Therefore the preparer does not accept liablity for this instrument.

This is **improved** property known as: **659 Bristol Creek Dr, Nashville, Tennessee 37221**.

Witness my/our hand(s) this the 26 DAY OF JULY, 2019.

Vastland Northcrest Development, LLC, a Tennessee limited liability company

BY: _____
John Gleaves
Authorized Agent

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, John Gleaves, 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 Authorized Agent of Vastland Northcrest Development, LLC, a Tennessee limited liability company, the within named bargainor, a limited liability company, and that he/she as such Authorized Agent executed the foregoing instrument for the purpose therein contained.

Witness my hand and official seal, this the 26th day of July, 2019.

Notary Public

My Commission Expires: 01-03-23

SYDNEY GLEAVES
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 01-03-2023

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