This Instrument Prepared By and Returned To:
Robert L. Scruggs, Attorney
2021 Richard Jones Road, Suite 220
Nashville, Tennessee 37215

Karen Johnson Davidson County
Batch# 278384 DEEDQC
09/03/2019 11:14:30 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20190903-0088386

Address New Owners:	Send Tax Bills To:	Map/Parcel Numbers:
Brian Bequette **625 Main Street, Suite 203** **Nashville, TN 37206**	**Same**	**See Below**

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS that we, **Brian Bequette and Gerald Bequette,** do hereby quitclaim and by these presents do transfer and convey all of our right, title and interest unto **WPS, a Tennessee limited liability company,** their heirs and assigns, in and to the following tract of land in **Davidson County, Tennessee**, described as follows, to-wit:

Tract I: Map/Parcel 052 02 0 083.00
Land in Davidson County, being Lot No. 45 on Block "D" on the revised map of Rainbow Terrace Subdivision as of record in Book 1130, page 85, Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a complete and accurate description thereof.

Being the same property conveyed to Gerald Bequette and Brian Bequette by Warranty Deed from Richard Conner, married, recorded on February 28, 2019 as Instrument No. 20190228-0018459, Register's Office for Davidson County Tennessee.

This is improved property known as: 601 Carmel Avenue, Madison, TN 37115

Tract II: Map/Parcel 71- 8 213.00
Land in Davidson County, Tennessee, being Lot No. 72 on the map of Section One, Joywood Heights, of record in Book 1130, page 91, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Gerald Bequette and Brian Bequette by Warranty Deed from Paula Odum, recorded on May 23, 2016 as Instrument No. 20160523-0051118, Register's Office for Davidson County Tennessee.

This is improved property known as: 541 Wesley Avenue. Nashville, TN 37207

This instrument and the interest hereby released and quitclaimed are subject to such limitations, restrictions and encumbrances as may affect the premises.

The information on this Quitclaim Deed was taken from the prior Deeds.

IN WITNESS WHEREOF, I have hereunto set my hand on this the 30th day of August 2019

Brian Bequette

Gerald Bequette

ACKNOWLEDGEMENT

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within name, **Brian Bequette** the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal this the 30th day of August 2019

NOTARY PUBLIC

My Commission Expires: 1·3·2022

MELODY M JENKINS STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF DAVIDSON MY COMMISSION EXPIRES JANUARY 3, 2022

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within name, **Gerald Bequette** the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal this the 30th day of August 2019

NOTARY PUBLIC

My Commission Expires: 1·3·2022

MELODY M JENKINS STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF DAVIDSON MY COMMISSION EXPIRES JANUARY 3, 2022

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 30th **day of August 2019**

NOTARY PUBLIC

My Commission Expires:_____

MELODY M JENKINS STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF DAVIDSON MY COMMISSION EXPIRES JANUARY 3, 2022

Tennessee Certification of Electronic Document

I, Robert L. Scruggs (Signer's name), do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Robt L Sc

(Signature)

State of Tennessee

County of Davidson

Personally appeared before me, Anthony N. Greco (Notary's Name), a notary public for this county and state, Robert L. Scruggs (Signer's name), who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

(Notary Signature)

MY COMMISSION EXPIRES: September 7, 2020

NOTARY'S SEAL

ANTHONY N. GRECO STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF DAVIDSON MY COMMISSION EXPIRES