QUITCLAIM DEED

Karen Johnson Davidson County
Batch# 293221 DEEDQC
09/30/2019 02:33:21 PM 2 pgs
Fees: $12.00 Taxes: $0.00

20190930-0099425

ADAM H JEFFERSON STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires 05-03-2021

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 THE 27 DAY OF September 2019.

Notary Public

MY COMMISSION EXPIRES: 5/3/21

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Rudy Title and Escrow, LLC
2012 21st Ave S
Nashville, TN 37212

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
MP Home Solutions Pro, Inc	**New Owner**	
(NAME)	(NAME)	**10812009200**
6339 Charlotte Pike, Ste 575		
(ADDRESS)	(ADDRESS)	
Nashville, TN, 37209		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of ZERO DOLLARS, cash in hand, paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, to **MARIO L. GRIMES,** hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey to **MP HOME SOLUTIONS PRO, INC,** hereinafter called the Grantee, 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 Lot No. 57-B on the plan of zone Lot Division, Lot 37, 57, East Lake Subdivision, Section VI, of record in Plat Book 5800, page 245, amended in Book 5200, page 579, 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 **MARIO L. GRIMES,** by Cash Deed from **JULIAN CASTRO, THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT OF WASHINGTON, D.C.,** of record in Instrument No. 20161227-0135978 in the Register's Office for Davidson County, Tennessee, dated December 21, 2016 and recorded December 27, 2016.

Said property is conveyed subject to such limitations, restrictions and encumbrances as may affect the premises.

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

This is **improved** property known as: **3245 Lakeford Drive Nashville, TN, 37214**.

Witness my hand this the 27 day of September, 2019.

MARIO L. GRIMES

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned, a notary public in and for said County and State, personally appeared **MARIO L. GRIMES,** the within named bargainor, to me known (or proved to me on the basis of satisfactory evidence) and who acknowledged that he executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal, this the 27 day of September, 2019.

Notary Public
My Commission Expires: 5/3/21
(SEAL)

ADAM H JEFFERSON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 05-03-2021