Karen Johnson Davidson County
Batch# 303875 DEEDQC
10/22/2019 08:03:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20191022-0107824

THIS INSTRUMENT PREPARED BY:

Lockeland Law Group, PLC
204 South 11th Street
Nashville, TN 37206
615.650.5100

This deed is prepared with information provided by the client/owner without the benefit of a title search and/or examination.

QUITCLAIM DEED

Address of New Owner(s):	Send Tax Bills to:	Map & Parcel:
Steven T. Morris and Angie L. Lawless 204 South 11th Street Nashville, TN 37206	New Owners	072-14-151.00

FOR AND IN CONSIDERATION of the sum of One Dollar ($1.00), cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, **Banjo Real Estate Partners, GP,** by these presents does hereby quitclaim and convey unto **Steven T. Morris, an unmarried man, and Angie L. Lawless, a married woman, as tenants in common,** his/her/their heirs, successors and assigns, all its right, title and interest in and to the following described tract of land:

Land in Davidson County, Tennessee, being Lot No. 9 on the Plan of G.A. Pickup's Addition, recorded in Book 974, Page 43, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Banjo Real Estate Partners, GP from Floyd Reed, a single person, by Warranty Deed dated October 19, 2012, of record at Instrument No. 20121019-0096232, Register's Office for Davidson County, Tennessee.

This is improved property also known as 2409 North 16th Street, Nashville, TN 37206.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer is $ 0.00.

Subscribed and sworn to before me this the 9th day of October 2019.

Affiant

My commission expires: 5-2-22
(Affix Seal)

Notary Public

BRANDON MILLER
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires

IN WITNESS WHEREOF, the undersigned has executed this Quitclaim Deed on this 9th day of October, 2019.

BANJO REAL ESTATE PARTNERS, GP

Steven T. Morris

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for the County and State, the within named Steven T. Morris, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be a General Partner of Banjo Real Estate Partners, GP, and that he, acting in such capacity, and authorized so to do, executed the foregoing instrument on behalf of said company for the purposes therein contained.

Witness my hand and seal this the 9th day of October, 2019.

Notary Public

My Commission Expires: 5-2-22

Angie L. Lawless

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for the County and State, the within named Angie L. Lawless, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be a General Partner of Banjo Real Estate Partners, GP, and that he, acting in such capacity, and authorized so to do, executed the foregoing instrument on behalf of said company for the purposes therein contained.

Witness my hand and seal this the 9th day of October, 2019.

Notary Public

My Commission Expires: 5-2-22

J. BRANDON MILLER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 5-2-2022

True Copy Certification

I, **Angie Lawless**, 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.

Signature

State of **TN**
County of **Davidson**

Personally appeared before me, **J. Brandon Miller**, a notary public for this county and state, **Angie Lawless** who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My Commission Expires: 5-2-22

J. BRANDON MILLER
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 05-02-2022