REGISTER'S USE ONLY:

Karen Johnson Davidson County
Batch# 318417 DEEDQC
11/22/2019 10:07:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20191122-0120793

PATRICIA D. CAVITT
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires MAR. 9, 2022

OATH: I, the undersigned affiant, do hereby swear or affirm that the actual consideration for transfer or the value of the property being transferred, whichever is greater, is $0.00.

AFFIANT

SWORN TO AND SUBSCRIBED BEFORE ME THE UNDERSIGNED THIS 21 DAY OF November, 2019.

SEAL

NOTARY PUBLIC
COMMISSION EXPIRES:

THIS INSTRUMENT PREPARED BY:
Foundation Title & Escrow
277 Mallory Station Rd., Suite 102
Franklin, TN 37067

SEND TAX BILLS TO:
TNS Properties, LLC
7 North 10th Street
Nashville, TN 37206

NEW OWNER:
TNS Properties, LLC
7 North 10th Street
Nashville, TN 37206

QUIT CLAIM DEED

This indenture is made and entered into this 20 day of Nov, 2019 between THOMAS F. HADLEY AND WIFE STACIA HADLEY (hereinafter referred to as "GRANTOR") and TNS PROPERTIES, LLC, a Tennessee Limited Liability Company (hereinafter referred to as "GRANTEE").

For and in consideration of Ten Dollars ($10.00) and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, cash in hand paid, Grantor does by these presents, sell, release, remise and quitclaim unto Grantee, all of Grantor's right, title and interests, marital or otherwise, in and to the following described tract or parcel of real property:

Land in Davidson County, Tennessee, being a part of a tract of land marked D. D. Phillips Home, as shown on the Plan of D. D. Phillips Silverdene Subdivision, of record in Book 421, Page 31, said Register's Office, and described according to a survey thereof made November 2, 1977 by R. L. Montoya, Surveyor, as follows: Beginning at a concrete monument in the easterly margin of North 10th Street, said point being 57.67 feet from the intersection of Main Street and North 10th Street; thence North 28 deg. 45' 42" West with the margin of North 10th Street a distance of 75.00 feet to a concrete monument; thence leaving said margin North 48 deg. 55' 58" East a distance of 100.0 feet to a concrete monument; thence South 28 deg. 45' 42" East a distance of 75.0 feet to a concrete monument; thence South 48 deg. 55' 58" West a distance of 100.0 feet to the point of beginning.

Being the same property conveyed to Thomas F. Hadley and wife, Stacia Hadley by Warranty Deed from Chris Flowers dated December 29, 2008 and recorded January 14, 2009 as Instrument No. 20090114-0003732, in said Register's Office for Davidson County, Tennessee.

TAX PARCEL # 083 09 0 003.00

The real property conveyed hereby is ☑ improved ☐ unimproved with a property address of: 7 North 10th Street, Nashville, TN 37206.

In the event of a discrepancy between the property address or the tax parcel number and the legal description, the legal description shall control.

The above-described property is the same property contained in the prior deed or as shown on the prior plats and no new survey is available.

In Witness Whereof, Grantor has set its hand(s) the date first above-written.

THOMAS F. HADLEY

STACIA HADLEY

STATE OF TENNESSEE)
)
COUNTY OF Davidson)

Before me, the undersigned authority, a Notary Public in and for the aforesaid state and county, personally appeared THOMAS F. HADLEY AND WIFE STACIA HADLEY, to me known to be the person(s) described therein (or who proved to me to be the same on a satisfactory basis) and who acknowledged that the foregoing instrument was executed for the purposes therein contained.

Witness my hand and seal at office in the aforesaid state and county this 20 day of Nov, 2019.

SEAL

NOTARY PUBLIC
COMMISSION EXPIRES: 5/9/2023

KAY RUFFIN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 5-9-2023

KAY RUFFIN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

True Copy Certification

I, Penny Y. Ray, do hereby make oath that I am a licensed attorney and/or 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.

Penny Y. Ray

State of Tennessee

County of Williamson

Personally appeared before me, Christie Perry a notary public for this county and state, Penny Y. Ray who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

CHRISTIE PERRY
STATE OF TENNESSEE
NOTARY PUBLIC
RUTHERFORD COUNTY

My Commission Expires: 7/22/2022

Notary Seal (if on paper)