Prepared By:
Brian Waugh
801 OAK ST
NASHVILLE, TN 37216

After Recording Return To:
801 Oak St
Nashville, Tennessee 37216

Karen Johnson Davidson County
Batch# 329911 DEEDQC
12/16/2019 09:00:05 AM 5 pgs
Fees: $27.00 Taxes: $0.00
20191216-0129126

SPACE ABOVE THIS LINE FOR RECORDER'S USE

QUITCLAIM DEED

On November 01, 2019 THE GRANTOR(S),

- Brian A. Waugh, a married person,
- Troy A. Waugh, a married person,

for and in consideration of: One Dollar ($1.00) and/or other good and valuable consideration conveys, releases and quitclaims to the GRANTEE(S):

- WAUGH REAL ESTATE SERVICE, LLC, Brian A. Waugh, Member residing at 801 Oak St, Nashville, Davidson County, Tennessee 37216

the following described real estate, situated in Nashville, in the County of Davidson, State of Tennessee

Legal Description:

Land in Davidson County, Tennessee, being part of Lots Nos, 60, 61, 62, 63 and 64, on the Map of J.G. Grissim's Wheeler Avenue Addition, not of record, described according to a survey made be Blanehard and Parrish, Surveyors, in April, 1939, as follows: Beginning at a point in the southerly margin of Wheeler Avenue, said beginning point being 17 1/2 feet west of the northeast corner of Lot No. 64; thence southwardly 200 feet to a point; thence northwardly 200 feet to the southerly margin of Wheeler Avenue; thence with the southerly margin of said Avenue, eastwardly 90 feet to the point of beginning. Being the same property conveyed to Brian A. Waugh, married

and Troy A. Waugh, Married, by deed from Steven Mark Sanders, of Record in Instrument No. 20190514-0045100, in the Register's Office of Davidson County, Tennessee.

Grantor does hereby convey, release and quitclaim all of the Grantor's rights, title, and interest in and to the above described property and premises to the Grantee(s), and to the Grantee(s) heirs and assigns forever, so that neither Grantor(s) nor Grantor's heirs, legal representatives or assigns shall have, claim or demand any right or title to the property, premises, or appurtenances, or any part thereof.

A transfer between LLC and its members

Tax Parcel Number: #13306018900

Mail Tax Statements To:
Waugh Real Estate Services
801 Oak St
Nashville, Tennessee 37216

[SIGNATURE PAGE FOLLOWS]

Grantor Signatures:

DATED: 11-27-19

Brian A. Waugh
801 Oak Street
Nashville, Tennessee, 37216

Grantor Signatures:

DATED: 11-30-19

Troy A. Waugh
3501 Mauldin Woods Trail
Franklin, Tennessee, 37216

STATE OF TENNESSEE, COUNTY OF DAVIDSON, ss:

On this 27 day of November, 2019, before me personally appeared Brian A. Waugh, to me known to be the persons described in and who executed the foregoing instrument, and acknowledged that they executed same as their free act and deed.

CARLOS ALBERTO GONZALEZ
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Notary Public

Banker
Title (and Rank)

My Commission Expires
July 5, 2021

My commission expires

STATE OF TENNESSEE, COUNTY OF DAVIDSON, ss:

On this 30th day of November, 2019, before me personally appeared Troy A. Waugh, to me known to be the persons described in and who executed the foregoing instrument, and acknowledged that they executed same as their free act and deed.



My Commission Expires May 3, 2021

Amita Dholakia
Notary Public

Notary
Title (and Rank)

My commission expires May 3, 2021

I, Affiant, hereby swear or affirm that to the best of my knowledge, information, and belief, the actual consideration for this transfer is $0.00.

Troy A. Waugh
Affiant

Affiant's Name: Troy A. Waugh

KAREN JOHNSON
REGISTER OF DEEDS

www.nashville.gov/rod

PO Box 196398
Nashville, TN 37219-6398
(615) 862-6790 phone
(615) 880-2039 fax

The following oath of consideration is required on all deeds transferring property:

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or true value, whichever is greater for this transfer is $ 1.00.

Affiant

Subscribed and sworn before me, this 11 day of December, 2019.

Notary

ROBIN JENKINS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

My Commission Expires Jan. 3, 2023