THIS INSTRUMENT PREPARED BY: **Chapman & Rosenthal Title, Inc.** **1620 Westgate Circle, Suite 150** **Brentwood, TN 37027**	STATE OF TENNESSEE) COUNTY OF WILLIAMSON) The actual consideration for this transfer is: $-0-. Affiant Subscribed and sworn to before me, this 31st day of January, 2020. Notary Public My Commission Expires:

Karen Johnson Davidson County
Batch# 358280 DEEDQC
02/14/2020 08:56:13 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20200214-0016973

JONATHAN HARRIS NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY My Commission Expires MAR. 8, 2023

QUITCLAIM DEED

Address New Owner: TN RENTALHOUSES, LLC 1000 Sutton Hill Rd. Nashville, TN 37204	Send Tax Bills To: New Owner	Tax Information: 072100003.00 & 0940135800

FOR AND IN CONSIDERATION of Ten and 00/100 Dollars ($10.00) and other good and valuable consideration, the receipt of all of which is hereby acknowledged, **James Albert Murphy, Jr. and Jordan Stephanie Carver, n/k/a Jordan Murphy, husband and wife,** (hereinafter referred to as the "Grantor") does hereby quitclaim, transfer and convey to **TN RENTALHOUSES, LLC, a Tennessee limited liability company,** their heirs and assigns, all of their rights, title and interest in the real property in the County of , State of Tennessee, and more particularly described as follows:

Tract One:
Land in Davidson County, Tennessee, being Lot No. 16 on the Plan of Dozier Place of record in Plat Book 974, Page 51, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to James Albert Murphy Jr. and Jordan Stephanie Carver, husband and wife by Warranty deed from Shawn M. Daniell and Sarah Daniell , husband and wife of record in Instrument No. 20150302-0018093 Register's Office for Davidson County, Tennessee, dated February 24, 2015 and recorded on February 24, 2015.

Tract Two:
Land in Davidson County, Tennessee, being Lot No. 138 on the Plan of Shelby Village No. Two of record in Plat Book 1835, Page 48, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to James Albert Murphy Jr and Jordan Stephanie Carver, husband and wife by Warranty deed from John R. Solvay and Whitney L. Solvay FKA Whitney L. McWilliams of record in Instrument No. 20150828-0087252 Register's Office for Davidson County, Tennessee, dated August 25, 2015 and recorded on August 28, 2015.

Grantor covenants that they are lawfully seized and possess said real property in fee simple, have a good right to convey it, and that the same is unencumbered, except for 2019 taxes that are not yet due and payable, as well as any restrictions, conditions and easements of record.

Whenever used, the singular number shall include the plural, the plural the singular and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor has executed this instrument on this 31st day of January 2020.

James Albert Murphy, Jr.

Jordan Stephanie Carver, n/k/a Jordan Murphy

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public, in and for the said county and state, the within named James Albert Murphy, Jr. and Jordan Stephanie Carver, n/k/a Jordan Murphy, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office, this 31st day of January 2020.

JONATHAN HARRIS
STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY
My Commission Expires MAR. 8, 2023

Notary Public
My Commission Expires: _____