This Instrument Prepared by:
Solomon Parks Title & Escrow
305B Indian Lake Blvd Ste 220
Hendersonville, TN 37075

Karen Johnson Davidson County
Batch# 386222 DEEDQC
04/15/2020 11:49:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20200415-0039391

STATE OF TENNESSEE
COUNTY OF Sumner

The actual consideration or value, whichever is greater for this transfer is: $0.00

Affiant

GREGORY D. VADNER
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY

Subscribed and sworn to before me this 10 day of March, 2020.

Notary Public

Address New Owners as Follows:	**Send Tax Bills To:**	**Map-Parcel No.**
Anta Capital, LLC 909 N Meadow Ln. Nashville, TN 37221-4350	Same as New Owner	071-15-0K 018.00

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00) DOLLARS, cash in hand paid and other good and valuable consideration, the receipt of all of which is hereby acknowledged, the undersigned, **Mara Laurel Childress** has bargained and sold and does hereby quitclaim, transfer and convey all his rights, title and interest which he may have in the remaining described property to **Anta Capital, LLC** their heirs, successors and assigns, forever, being that property located and situated in **Davidson** County, Tennessee, and more particularly described as follows, to-wit:

BEING Unit No. 14 on the Plan of Douglas Market Lofts, as established by Declaration of Covenants, Conditions, and Restrictions of Douglas Market Lofts, a Horizontal Property Regime with Private Elements, of record in Instrument No. 20180927-0095882, in the Register's Office for Davidson County, Tennessee, including without limitation the By-Laws appended thereto. Reference is hereby made to the plan of Douglas Market Lofts, shown on Exhibit "B" to the Declaration of Covenants of record in Instrument No. 20180629-0063340, as amended in Instrument No. 20180927-0095882, Register's Office for Davidson County, Tennessee, for a more complete identification and description of said Unit.

BEING the same property conveyed to Mara Laurel Childress by deed from Lischey Douglas, LLC of record being recorded February 11, 2020 Instrument No. 20200211-0015313, Register's Office for Davidson County, Tennessee.

This is improved property known as 333 Douglas Avenue #2, Nashville, TN 37207.

Grantor makes no warranties as to the state of the title to the property but acquits any claim that Grantor has to said property and for that purposes thereof, makes this conveyance to Grantee.

This instrument has been prepared based solely upon information provided by the parties, and without the benefit of a title search.

IN WITNESS WHEREOF, I have hereunto set my hand and signature on this 10TH day of March 2020.

Mara Laurel Childress

Mara Laurel Childress

STATE OF TENNESSEE
COUNTY OF Williamson

Before me, the undersigned Notary Public, personally appeared **Mara Laurel Childress**, who is known to me, or proved to me on the basis of satisfactory evidence, and who upon oath acknowledged that she executed the foregoing instrument for the purposes therein contained.

WITNESS MY HAND, at office, this 10TH day of March, 2020.

My Commission Expires:

01/14/2024

Julie Smith

NOTARY PUBLIC

JULIE SMITH
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY, TN

True Copy Certification

I, Gregory D. Vadner, 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.

STATE OF Tennessee)
COUNTY OF Sumner)

Personally appeared before me, Rebecca Dohoda, a Notary Public for this County, Gregory D. Vadner, 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: 5-19-20

Rebecca A. Dohoda
State of Tennessee Notary Public
Rutherford County