THIS INSTRUMENT PREPARED BY:
Chapman & Rosenthal Title, Inc.
2002 Richard Jones Road, Suite 203A
Nashville, TN 37215

Karen Johnson Davidson County
Batch# 389672 DEEDQC
04/22/2020 11:44:33 AM 2 pgs
Fees: $12.00 Taxes: $0.00

20200422-0042251

STATE OF TENNESSEE)
COUNTY OF DAVIDSON

The actual consideration for this transfer is: $-0-.

Affiant

Subscribed and sworn to before me, this 13 day of April, 2020

Notary Public

My Commission Expires:

WILLIAM T. CHAPMAN, IV
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 07-09-2021

QUITCLAIM DEED

Address New Owner:	Send Tax Bills To:	Tax Information:
John Mark Spivey 4307 Sunnybrook Drive Nashville, TN 37205	New Owner	13003017600

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, **ElJack Custom Homes, LLC., a Tennessee limited liability company** hereinafter referred to as the "Grantor") does hereby quitclaim, transfer and convey to **John Mark Spivey, married** his heirs and assigns, all of their rights, title and interest in the real property in the County of Davidson, State of Tennessee, and more particularly described as follows:

Lot 9, Block 10, A Resubdivision of a part of Royal Oaks Subdivision by John Calhoun, as shown on plat of record in Plat Book 547, Page 167, in the Register's Office, Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.

Being the same property conveyed to ELJack Custom Homes LLC, A Tennessee Limited Liability Company, by Quitclaim Deed from John Mark Spivey, of record in Instrument No. 20181015-0101578, in the Register's Office of Davidson County, Tennessee, dated September 13, 2018 and recorded on October 15, 2018.

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 2020 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 13 day of April, 2020.

ElJack Custom Homes, LLC.

By: _____

John Mark Spivey, Sole Member

STATE OF TENNESSEE,
COUNTY OF DAVIDSON

Before me, the undersigned, of the State and County aforesaid, personally appeared John Mark Spivey, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the sole member (or other officer authorized to execute the instrument) of ElJack Custom Homes, LLC, a Tennessee Limited Liability Company, the within named bargainor, and that he as such authorized member has executed the foregoing instrument for the purposes therein contained, by signing the name of the company by himself as such aforesaid authorized member.

Witness my hand and official seal, at office in Nashville, Tennessee, this 10th day of April, 2020

_____
Notary Public

