700000528763

QUITCLAIM DEED

Karen Johnson Davidson County
Batch# 407702 DEEDQC
05/29/2020 11:21:30 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20200529-0055545

JM-SB-PP-20-325

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $0.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 19 DAY OF May, 2020.

Notary Public

MY COMMISSION EXPIRES: 3-8-21 (AFFIX SEAL)

PAULA LUCAS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

THIS INSTRUMENT WAS PREPARED BY

Rudy Title & Escrow, LLC
608 Shelby Avenue
Nashville, TN 37206

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
Pointer Properties, LLC, a Tennessee limited liability company	**New Owner**	
(NAME)	(NAME)	**071-08-0-063.00**
204 Point East Dr,		
(ADDRESS)	(ADDRESS)	
Nashville, TN 37216		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid by the hereinafter named Grantee(s), and other good and valuable consideration, the receipt of which is hereby acknowledged, **URBAN PROPERTIES, LLC, A TENNESSEE LIMITED LIABILITY COMPANY,** hereinafter called the Grantor(s), has/have bargained and sold, and by these presents do/does transfer and convey unto **POINTER PROPERTIES, LLC, A TENNESSEE LIMITED LIABILITY COMPANY** hereinafter called the Grantee(s), his/her/its/their heirs, successors and assigns, that certain tract or parcel of land in **DAVIDSON** COUNTY, STATE OF **TENNESSEE**, described as follows, to wit:

Land in Davidson County, Tennessee, being Southerly 102.5 feet of Lot No. 56 on the Plan of Map of J. B. Haynie's Oriental Subdivision of record in Plat Book 161, Page (s) 26 and 27, 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 a portion of the same property conveyed to Urban Properties, LLC by Warranty deed from Leland D. Watts, married of record in Instrument No. 20130401-0030927 Register's Office for Davidson County, Tennessee, dated March 26, 2013 and recorded on April 01, 2013.

This Instrument was prepared with information supplied by the Grantees. No title examination was performed to validate the accuracy of title. Therefore the preparer does not accept liability for this Instrument.

This is **improved** property known as: **325 Prince Avenue, Nashville, Tennessee 37207**.

Witness my/our hand(s) this the 19 day of May, 2020.

Urban Properties, LLC

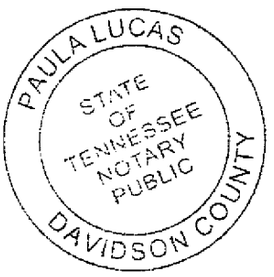
BY: _____
David Shane Stratton
Member

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, DAVID SHANE STRATTON, to me known (or proved to me on the basis of satisfactory evidence) to be the person described in and who acknowledged himself/herself to be the MEMBER of URBAN PROPERTIES, LLC the within named bargainor, a limited liability company, and that he/she as such MEMBER executed the foregoing instrument for the purpose therein contained.

Witness my hand and official seal, this the 19th of May, 2020.

Paula W. Lucas
Notary Public
My Commission Expires: 3-8-21
(SEAL)



RETURN TO:

Rudy Title & Escrow, LLC
608 Shelby Avenue
Nashville, TN 37206

True Copy Certification

I, Angie Harris, 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.

Angie Harris
Signature

State of Tennessee
County of Wilson

Personally appeared before me, [Denise Schoenbachler], a notary public for this county and State, [Angie Harris] who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Denise Schoenbachler
Notary's Signature

My commission Expires: 7/24/23
Notary's Seal (if on paper)

