This Instrument Prepared By:
Law Offices of Matthew D. Faulk
2043 Ryecroft Lane
Franklin, TN 37064

This instrument was prepared without the benefit of a formal title search, abstract or survey and was prepared with the description of the property as furnished by the parties. The preparer of this instrument assumes no liability whatsoever either for the accuracy of the legal description or the status of the title to the property.

This space intentionally left blank for recording purposes.

Karen Johnson Davidson County
Batch# 415484 DEEDQC
06/16/2020 10:35:30 AM 4 pgs
Fees: $22.00 Taxes: $0.00
20200616-0061870

New Owner:	**Send Tax Bill:**	**Map/Parcel**
BARNETT GROUP PROPERITES, LLC – VALLEYPARK 13026 Remuda Terrace San Antonio, TX 78254	Fifth Third Mtg 5001 Kingsley Dr. Cincinnati, OH 45227	126160A06400CO

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

The actual consideration for this transfer is NONE (0). (Exempt pursuant to T.C.A. § 67-4-409[a][4]).

Ashley Jamison
AFFIANT

Sworn to and subscribed before me this June 6, 2020.

Matthew D. Faulk, Notary Public

My Commission Expires: March 30, 2021

MATTHEW D. FAULK
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires 03-30-2021

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of -0- Dollars, and other good and valuable consideration, the receipt of which is hereby acknowledged, we, MICHAEL BARNETT and LINDSAY BARNETT, husband and wife, do hereby transfer and convey any and all interest owned by us in and to that certain real estate located in Davidson County, Tennessee, being more particularly described on **EXHIBIT A**, which is attached hereto and made a part hereof, to BARNETT GROUP PROPERTIES, LLC – VALLEYPARK, a Texas series limited liability company.

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.

[*Signatures & Notary Appear on Following Page.*]

WITNESS OUR HAND this 20 day of May, 2020.

By: _____
MICHAEL BARNETT

_____
LINDSAY BARNETT

STATE OF TEXAS
COUNTY OF Bexar

Before me, the undersigned, Notary Public, on this day personally appeared Michael Barnett and Lindsay Barnett, known to me (or proved to me through personally known) to be the persons whose names are subscribed to the foregoing instrument and acknowledged to me that they executed the same for the purposes and consideration therein expressed.

Given under my hand and official seal this 20 day of May, 2020.

_____
Notary Public, State of Texas

SHARON WRIGHT
Notary Public, State of Texas
Comm. Expires 06-24-2023
Notary ID 132062881

Exhibit A

Property Description

Said property is described to wit:

Land in Davidson County, Tennessee, being Lot No. 64 on the Final Plat of Riverwalk, Phase 1-A, Section 1 and Phase 1-B, Section 1, of record in Instrument No. 20011026-0117231, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Michael Barnett and Lindsay Barnett, husband and wife, by Warranty Deed of record from Stuart Duane Ericson, a married person, in Instrument No. 20110711-0052722, Register's Office for Davidson County, Tennessee.

This conveyance is subject to (a) all restrictions of record; (b) all easements of record; (c) all visible easements; (d) all matters appearing on the plan(s) of record; and (e) all matters referenced in the master deed and by-laws; and (f) all applicable government and zoning regulations.

The foregoing legal description is the same as contained in the previously recorded deed.

This is improved property known as 6665 Valley Park Drive, Nashville, TN 37221.

True Copy Certification

I, Matthew D. Faulk, 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.

Signature

State of Tennessee

County of Williamson

Personally appeared before me, Caleb Hughes, a notary public for this county and state, Matthew D. Faulk 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: 2/12/23

Notary' Seal (if on paper)

CALEB HUGHES
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires February 12, 2023