THIS INSTRUMENT PREPARED BY: *Yvette L. Meldrum, Attorney at Law* **Mid-State Title & Escrow, Inc.** *Royal Oaks Trade Center* *128 Holiday Court, Suite 125* *Franklin, TN 37067* *(615) 790-3156* This instrument prepared upon information furnished by the parties without counsel or advice as to legal consequences or tax related matters. No title examination or settlement has been performed and Mid-State Title and Escrow, LLC shall not be responsible for any matter that could have been resolved by a title examination, settlement or legal and/or tax related counsel. 2020-1386	*STATE OF TENNESSEE]* *COUNTY OF WILLIAMSON]* *The actual consideration or value, whichever is greater, for this transfer is $-0-.* *Affiant* Sworn to and subscribed to before me this 12th day of August, 2020. *Notary Public* *My commission expires:* 4/24/2025

Amelia Swanson State of Tennessee Notary Public Williamson County

Name and Address of New Owner: Aerial Investment Properties, LLC 1212 Ashwood Unit B Nashville, TN, 37212	Karen Johnson Davidson County Batch# 459550 DEEDQC 08/19/2020 09:02:30 AM 3 pgs Fees: $17.00 Taxes: $0.00 20200819-0093130
Send Tax Bills To: Owner	
Street Address of Subject Property: 1212 Ashwood Unit B Nashville, TN, 37212	**Parcel ID:** 105-13-0Q-002.00-CO

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, **Britnie Faith Turner**, hereinafter called "**GRANTOR,**" hereby conveys and quitclaims unto **Aerial Investment Properties, LLC, a Tennessee limited liability company,** hereinafter called "**GRANTEES,**" his/her/their heirs and assigns, all of his/her/their right, title and interest in and to a certain tract or parcel of land in **Davidson** County, Tennessee, described as follows:

Land in Davidson County, Tennessee, being Unit B as shown on Exhibit B of the Declaration of Covenants, Conditions and Restrictions for 1210 Ashwood Avenue Townhomes, a Horizontal Property Regime with Private Elements, of record in Instrument No. 20130719-0074978, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate description of said Unit.

Being the same property conveyed to Aerial Investment Properties, LLC, a Tennessee limited liability company by Warranty Deed from Angela Barrett, unmarried, of record in Instrument No. 20150807-0078894, Register's Office for Davidson County, Tennessee, dated July 31, 2015 and recorded on August 07, 2015. (Value of consideration shown in aforementioned Deed $595,000.00)

Being the same property conveyed to Britnie Faith Turner by Quitclaim deed from Aerial Investment Properties, LLC, a Tennessee limited liability company of record in Instrument No. 20181130-0116890 Register's Office for Davidson County, Tennessee, dated November 27, 2018 and recorded on November 30, 2018. (Value of consideration shown in aforementioned deed $0.00.)

Being the same property conveyed to Aerial Investment Properties, LLC, a Tennessee limited liability company by Quitclaim deed from Britnie Faith Turner of record in Instrument No. 20191029-0111063 Register's Office for Davidson County, Tennessee, dated October 28, 2019 and recorded on October 29, 2019. (Value of consideration shown in aforementioned deed $0.00.)

Being the same property conveyed to Britnie Faith Turner by Quitclaim deed from Aerial Investment Properties, LLC, a Tennessee limited liability company of record in Instrument No. 20200214-0017348 Register's Office for Davidson County, Tennessee, dated February 13, 2020 and recorded on February 14, 2020. (Value of consideration shown in aforementioned deed $0.00.) Being also known as 1212 Ashwood B Nashville, Tennessee 37212.

WITNESS my hand this 11 day of August, 2020.

Britnie Faith Turner

STATE OF TENNESSEE]
COUNTY OF Davidson]

Personally appeared before me, the undersigned, a Notary Public in and for said State and County, **Britnie Faith Turner**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who upon oath, acknowledged that they/he/she, the within named bargainor, executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and seal at office, this 11 day of August, 2020.

NOTARY PUBLIC

My commission expires: June 29, 2024

ROBERT EDDY WILLIAMSON
NOTARY PUBLIC
STATE OF TENNESSEE
DAVIDSON COUNTY
EXPIRES JUNE 29, 2024
MY COMMISSION

True Copy Certification

I, Yvette Meldrum, 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 – Yvette Meldrum

State of Tennessee
County of Williamson

Personally appeared before me, the undersigned, a notary public for this county and state, Yvette Meldrum 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: 5-30-21

