Karen Johnson Davidson County
Batch# 481521 DEEDQC
09/23/2020 01:08:30 PM 2 pgs
Fees: $12.00 Taxes: $0.00
20200923-0109313

This Instrument Prepared by & Return to: Providence Title, LLC
25 Century Blvd, Suite 402, Nashville, TN 37214

QUIT CLAIM DEED

FOR AND IN CONSIDERATION of the sum of One Dollar and no/100 ($1.00) and other good and valuable consideration, the receipt of all of which is hereby acknowledged, the undersigned, **Frank Stanton Developers, LLC and RK Junior Contracting Services, LLC** ("Grantor"), both Tennessee limited liability companies, hereby sell(s), remise(s), release(s), convey(s), and quit claim(s) unto **Anna-Louise O. Molette,** (Grantee), a married woman, all of their rights, title, and interests in the following described real property, to wit:

A certain Unit located in Davidson County, Tennessee, being known and designated as Unit "A" of Homes of 3304 Trevor Street, a Horizontal Property Regime with Private Elements, established pursuant to the Declaration of Covenants, Conditions and Restrictions establishing Homes of 3304 Trevor Street, a Horizontal Property Regime, of record in Instrument No. 20180306-0020974, in the Register's Office for Davidson County, Tennessee, and with said Unit being depicted on Exhibit "B" to said Declaration; together with a percentage interest in the common elements as set forth in said Declaration.

Being a part of the same property conveyed to Grantors herein by Quit Claim Deed of record at Instrument Number 20180306-0020974 in said Register's Office.

IN TESTIMONY WHEREOF I/we have executed this instrument the 21st day of **September, 2020.**

Frank Stanton Developers, LLC

By: Lee O. Molette, Sole Member

RK Junior Contracting Services, LLC

By: Ronnie Kelley, Sole Member

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, a Notary Public of said County and State, personally appeared Lee O Molette, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be Sole Member of **Frank Stanton Developers, LLC,** the within named bargainer, and that he as such Sole Member, executed the foregoing instrument for the purposes therein contained, by signing the name of the bargainer by himself as Sole Member.

WITNESS my hand and official seal at office this 21st day of **September, 2020.**

NOTARY PUBLIC

MY COMMISSION EXPIRES: 7.5.2021

MEMORIE WHITE
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, a Notary Public of said County and State, personally appeared Ronnie Kelley, Jr., with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be Sole Member of **RK Junior Contracting Services, LLC,** the within named bargainer, and that he as such Sole Member, executed the foregoing instrument for the purposes therein contained, by signing the name of the bargainer by himself as Sole Member.

WITNESS my hand and official seal at office this 21st day of **September, 2020.**

NOTARY PUBLIC

MY COMMISSION EXPIRES: 7.5.2021

MEMORIE WHITE
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

For recording information only

STATE OF TENNESSEE
COUNTY OF DAVIDSON

I hereby swear or affirm that to the best of affiant's knowledge, belief and information, the actual consideration for the transfer is **$10.00.**

AFFIANT

SUBSCRIBED AND SWORN before me this the21st day of **September, 2020.**

NOTARY PUBLIC

MY COMMISSION EXPIRES: 7.5.2021

PROPERTY ADDRESS:	**3304 A .Trevor St., Nashville, TN 37209**
TAX PARCEL NO.:	**092093I00100CO**
PROPERTY OWNER:	**Anna-Louise Molette**
OWNER'S ADDRESS:	1436 Timber Ridge Cir, Nashville, TN 37211
MAIL TAX BILLS TO:	**owner at owners address**

MEMORIE WHITE
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

Certificate of Authenticity

I, Venikka Branch 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 Davidson
Personally appeared before me, Cari Allen a notary public for this county
And state, Venikka Branch 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: 7-5-21

CARI ALLEN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 7-5-2021