Karen Johnson Davidson County
Batch# 493881 DEEDQC
10/12/2020 10:56:29 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20201012-0118219

THIS INSTRUMENT PREPARED BY
AND AFTER RECORDING RETURN TO:

Bell & Alexander Title Services, Inc.
8110 Isabella Lane, Ste. 200
Brentwood, TN 37027

Address New Owner(s) as follows:

Harold Johnson
P.O. Box 331235
Nashville, TN 37203

Send Tax Bill to:
Owner

Map-Parcel Numbers:
083-03-0-156.00

State of Tennessee
County of Williamson

The Actual Consideration or Value, whichever is greater, for this transfer is $10.00.

Affiant

Subscribed and sworn to before me, this the 8th day of October, 2020.

Notary Public

My Commission Expires:
5/2/22

JENNIFER B. GODDARD
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES MAY 2, 2022

QUITCLAIM DEED

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS ($10.00) IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I, **Progressive Development, LLC, a Tennessee limited liability company** HEREINAFTER CALLED GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER, CONVEY AND QUITCLAIM Unto **Harold Johnson** HEREINAFTER CALLED GRANTEE(S), HIS HEIRS AND ASSIGNS, ALL OF THE GRANTOR'S INTEREST IN A CERTAIN PARCEL OF LAND, TOGETHER WITH ALL TENEMENTS, HEREDITAMENTS AND APPURTENANCES THERETO LOCATED IN **Davidson County**, STATE OF **Tennessee**, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

See attached "Exhibit A".

Said property is conveyed also subject to such other limitations, restrictions, and encumbrances as may affect the premises.

Said property is commonly referred to as: 1204 Riverside Drive, Nashville, TN 37206.

IN WITNESS WHEREOF, the undersigned has executed this instrument this 8th day of October, 2020.

Progressive Development, LLC

By: Harold Johnson, Member

THE PREPARER OF THIS DEED MAKES NO REPRESENTATION AS TO THE STATUS OF TITLE TO THE PROPERTY DESCRIBED HEREIN. THIS DEED HAS BEEN PREPARED SOLELY FROM INFORMATION FURNISHED TO THE PREPARER, WHO MAKES NO REPRESENTATION WHATSOEVER OTHER THAN IT HAS BEEN ACCURATELY TRANSCRIBED FROM THE INFORMATION PROVIDED.

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared Harold Johnson, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who upon his oath acknowledged himself to be the Member of the within named bargainor, a limited liability company, and that himself, as such Member, executed the foregoing instrument for the purposes therein contained by signing the name of the limited liability company by the said Harold Johnson as such Member.

Witness my hand and official seal this 8th day of October, 2020.

My Commission Expires: 5/2/22

Jennifer Goddard
Notary Public

JENNIFER B. GODDARD
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES MAY 2, 2022

Exhibit A

Land in Davidson County, Tennessee, being the Northerly 50 feet of Lots Nos. 35 and 36 on the Plan of W. S. Ashworth' s Subdivision of Lots Nos. 47, 48, 49 and 50 of the Town of Brownsville, as of record in Book 161, Page 153, Register' s Office for Davidson County, Tennessee,

described as follows: Beginning on the Westerly margin of Riverside Drive 110 feet Northerly from the Northerly margin of Greenwood, formerly Greenway Avenue; running thence Northerly along the Westerly margin of said Drive 50 feet to the Southerly margin of an alley; thence Westerly along the Southerly margin of said alley 177.7 feet, more or less, to the East line of Lot No. 34 on said Plan; thence Southerly along the line of said Lot No. 34, 50 feet; thence Easterly 177 feet, more or less, to the beginning.

Being the same property conveyed to Progressive Development, LLC, by Warranty deed from John Bratcher and wife, Fay Bratcher, of record in Instrument No. 20160912-0095614, Register's Office for Davidson County, Tennessee, dated September 9, 2016.