QUITCLAIM DEED

Karen Johnson Davidson County
Batch# 499417 DEEDQC
10/20/2020 03:04:56 PM 2 pgs
Fees: $12.00 Taxes: $0.00

20201020-0122254

WILLIAM E GRONES STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires 03-07-2023

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION FOR THIS TRANSFER IS $0.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 9 DAY OF October, 2020

Notary Public

MY COMMISSION EXPIRES: 03/07/2023
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY (and return to):

Rudy Title & Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
Zvezda 1, LLC	**Same**	
(NAME)	(NAME)	**09206049200**
P.O. Box 158706		
(ADDRESS)	(ADDRESS)	
Nashville, Tennessee 37215-9342		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

THE PURPOSE OF THIS INSTRUMENT IS TO RE-ESTABLISH AN EXISTING UNDERLYING LOT LINE AND TO OBTAIN SEPARATE MAP & PARCEL NOS.

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,

ZVEZDA 1, LLC, A TENNESSEE LIMITED LIABILITY COMPANY ("GRANTOR")

HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

ZVEZDA 1, LLC, A TENNESSEE LIMITED LIABILITY COMPANY ("GRANTEE")

ITS, 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 LOTS 95 AND 96 ON THE MAP OF FAULCONER & ASHCRAFTS SUBDIVISION OF LOTS 18 AND 19, BOYD MCNAIRY TRACT, A PLAT OF WHICH IS OF RECORD IN BOOK 57, PAGE 121, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAT REFERENCE IS HEREBY MADE FOR A MORE COMPLETE DESCRIPTION.

BEING THE SAME PROPERTY CONVEYED TO ZVEZDA 1, LLC, BY QUITCLAIM DEED FROM MAX KHAZANOV, OF RECORD IN INSTRUMENT NUMBER 20180713-0068397, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

THIS CONVEYANCE IS SUBJECT TO ANY AND ALL EXISTING EASEMENTS AND RESTRICTIONS AS SHOWN OF RECORD.

*****This instrument has been prepared by information provided by the parties*****
*****No title search was conducted and no representations regarding title have been made by the Drafter*****

This is **improved** property known as: **2514 Booker St, Nashville, TN 37208-3622**

Witness our hands this the 9 day of October, 2020.

Zvezda 1, LLC

By: Max Khazanov

By: Jennifer Khazanov

PRIYANKA PATEL
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

On this the 9 day of October, 2020, before me personally appeared **Max Khazanov**, to me known (or proved to me on the basis of satisfactory evidence) and who, upon oath, acknowledged himself to be Member of **Zvezda 1, LLC**, the within named bargainor, a limited liability company, and that he as such Member, being authorized so to do, executed the foregoing instrument for the purpose therein contained by signing the name **Zvezda 1, LLC**, as Member.

Witness my hand and official seal, this the 9 day of October, 2020.

Notary Public

My Commission Expires: 06/21/22

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

On this the 9 day of October, 2020, before me personally appeared **Jennifer Khazanov**, to me known (or proved to me on the basis of satisfactory evidence) and who, upon oath, acknowledged himself to be Member of **Zvezda 1, LLC**, the within named bargainor, a limited liability company, and that he as such Member, being authorized so to do, executed the foregoing instrument for the purpose therein contained by signing the name **Zvezda 1, LLC**, as Member.

Witness my hand and official seal, this the 9 day of October, 2020.

Notary Public

My Commission Expires: 06/21/22

PRIYANKA PATEL
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY