QUITCLAIM DEED

Karen Johnson Davidson County
Batch# 509523 DEEDQC
11/05/2020 03:38:34 PM 2 pgs
Fees: $12.00 Taxes: $0.00

20201105-0130150

R-VRES-20-336

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $0.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 3rd DAY OF November, 2020.

Notary Public

MY COMMISSION EXPIRES: 7/9/24

(AFFIX SEAL)

DANA DELWORTH NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY My Commission Expires 07-09-2024

THIS INSTRUMENT WAS PREPARED BY
Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
Radius Rentals 2, LLC	new owners	
(NAME)	(NAME)	**092-13-0-296.00 & 092-13-0-270.00**
858 Beech Bend Drive		
(ADDRESS)	(ADDRESS)	
Nashville, TN 37221		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

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, **RADIUS RENTALS, LLC, A TENNESSEE LIMITED LIABILITY COMPANY,** hereinafter called the Grantor(s), has/have bargained and sold, and by these presents do/does transfer and convey unto **RADIUS RENTALS 2, LLC, A TENNESSEE LIMITED LIABILITY COMPANY** hereinafter called the Grantee(s), his/her/its/their heirs, successors and assigns, that certain tract or parcel of land in **DAVIDSON** COUNTY, STATE OF **TENNESSEE**, described as follows, to wit:

As to M/P 092-13-0-296.00:
Land in Davidson County, Tennessee, being Lot No. 8 of Block 26 on the Plan of Map of Subdivision of Plummer Place of record in Plat Book 161, Page 39, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Radius Rentals, LLC, a Tennessee Limited Liability Company by deed from Paul Luehrsen and Saralyn Luehrsen, husband and wife of record in Instrument No. 20200910-0103341, Register's Office for Davidson County, Tennessee.

As to M/P 092-13-0-270.00:
Land in Davidson County, Tennessee, being all of Lot No. 6, Block 27, on the Map of Subdivision of Plummer Place and part of Blocks No's. 3, 8,13, 18 and 23 in Charlotte Park 2nd Addition to Nashville, of record in Plat Book 161, Page 39, said Registers Office, reference to which is hereby made for a more complete description.

Said Lot No. 6 fronts 50 feet on the Westerly side of Chamberlain Avenue, formerly 38th Avenue North or Center Street, and extends back 155 feet, more or less, on the Northerly line, and 156 1/2 feet, more or less, on the Southerly line to an alley, measuring 50 feet thereon.

Being the same property conveyed to Radius Rentals, LLC, a Tennessee Limited Liability Company by deed from Paul J. Luehrsen and Saralyn W. Luehrsen, husband and wife of record in Instrument No. 20200910-0103344, Register's Office for Davidson County, Tennessee.

This Instrument was prepared with information supplied by the Grantees. No title examination was performed to validate the accuracy of title. Therefore the preparer does not accept liability for this Instrument.

This is **improved** property known as: **336 Chamberlin Street and 337 Chamberlin Street, Nashville, Tennessee 37209**.

Witness my/our hand(s) this the 30 day of October, 2020.

Radius Rentals, LLC

BY:_____
Ted Pins
Manager and Sole Member

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, TED PINS, to me known (or proved to me on the basis of satisfactory evidence) to be the person described in and who acknowledged himself/herself to be the MANAGER AND SOLE MEMBER of RADIUS RENTALS, LLC the within named bargainor, a limited liability company, and that he/she as such MANAGER AND SOLE MEMBER executed the foregoing instrument for the purpose therein contained.

Witness my hand and official seal, this the 30 of October, 2020.

_____
Notary Public
My Commission Expires: 10/24/2023
(SEAL)

GABRIEL LUTZ
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

RETURN TO:
Radius Rentals 2, LLC
858 Beech Bend Dr.
Nashville TN 37221