QUITCLAIM DEED

Karen Johnson Davidson County
Batch# 520973 DEEDQC
11/25/2020 08:42:16 AM 2 pgs
Fees: $12.00 Taxes: $0.00

20201125-0138192

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION FOR THIS TRANSFER IS $0.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 23rd DAY OF November 2020.

Notary Public

MY COMMISSION EXPIRES 1-3-22
(AFFIX SEAL)

TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY MARY FRANCES RUDY

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)
Les Lazarus and Dan Heichelbech	**Same**	**08111008200**
(NAME)	(NAME)	
915 Lewisber Pike		
(ADDRESS)	(ADDRESS)	
Franklin, TN 37064		
(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,

LES LAZARUS ("GRANTOR")

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

LES LAZARUS AND DHB R, LLC, A TENNESSEE LIMITED LIABILITY COMPANY ("GRANTEE")

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:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING THE NORTHERLY PART OF THE EASTERLY PART OF LOT NO. 262 AND THE SOUTHERLY PART OF THE EASTERLY PART OF LOT NO. 263 ON THE MAP OF THE SUBDIVISION OF LOT NO. 5 OF THE BOSLEYS LANDS ALLOTTED TO J. M. HARDING, AS OF RECORD IN BOOK 38, PAGE 431, REGISTER'S OFFICE FOR SAID COUNTY, ALSO BEING PART OF LOT NO(S). 3 AND 4, ON THE PLAT OF CATOS'S SUBDIVISION OF PART OF LOT NO(S). 260 AND 264 IN JH. M. HARDING'S ADDITION, AS OF RECORD IN BOOK 547, PAGE 17, REGISTER'S OFFICE FOR SAID COUNTY, DESCRIBED AS FOLLOWS:

BEGINNING ON THE WESTERLY MARGIN OF DR. D. B. TODD, JR., BOULEVARD, FORMERLY 18TH AVENUE NORTH AT THE SOUTHEAST CORNER OF THE PROPERTY CONVEYED TO A. L. ALLEN AND WIFE, BY DEED FROM THELMA GREGORY OF RECORD IN BOOK 1571, PAGE 80, SAID REGISTER'S OFFICE, THENCE WITH ALLEN'S SOUTHERLY LINE WESTWARDLY 128.9 FEET TO THE EASTERLY MARGIN OF AN ALLEY; THENCE SOUTHWARDLY 37.5 FEET, THENCE EASTWARDLY 135 FEET TO THE WESTERLY MARGIN OF SAID BOULEVARD, THENCE WITH SAID AVENUE NORTHWARDLY 41.3 FEET TO THE BEGINNING.

BEING THE SAME PROPERTY CONVEYED TO LES LAZARUS BY SUBSTITUTE TRUSTEE'S DEED FROM RECONTRUST COMPANY, N.A., SUBSTITUTE TRUSTEE, RECORDED FEBRUARY 20, 2013 IN INSTRUMENT NO. 20130220-0016755, 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: **1737 Dr. D B Todd Blvd., Nashville, TN 37207**

Witness our hands this the 20 day of November, 2020.

LES LAZARUS

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

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

Witness my hand and official seal, this the 20 day of November, 2020.

Notary Public

My Commission Expires:

JUSTIN HALL
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires 06-20-2021