Name and Address of New Owner and
Send Tax Bills To:
Albransco, LLC
817 Winchester Road
Lexington, KY 40505

Karen Johnson Davidson County
Batch# 552740 DEEDQC
01/12/2021 10:37:30 AM 4 pgs
Fees: $22.00 Taxes: $0.00
20210112-0005242

This Instrument Prepared By:
Blueprint Title TN
901 Woodland Street, Suite 104
Nashville, TN 37206

Map & Parcel No: 150-03-0-171

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) cash in hand paid, and other good and valuable consideration, the receipt and legal sufficiency of which are hereby irrevocably acknowledged, **Rebuilt Realty, LLC, a Kentucky Limited Liability Company,** "the Grantor," conveys and quitclaims unto **Albransco, LLC, a Kentucky Limited Liability Company,** "the Grantee," the following described real estate in Davidson County, Tennessee:

> A certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:
>
> Land in Davidson County Tennessee, being Lot No. 46B on the Plan of Zone Lot Division of Lots 43 thru 47, Chelsea of Priest Lake, Section One-B, as of record in Plat Book 6250, Page 8 amended in Plat Book 6250, Page 264, Register's Office for said County, to which plan reference is made for a more complete description.
>
> Being the same property conveyed to Rebuilt Realty, LLC by Warranty Deed from Joseph Services, LLC dated December 30, 2020 and recorded January 6, 2021 as Instrument No. 20210106-0002460, Register's Office for Davidson County, Tennessee.
>
> Also being known as 3504 New Windsor Court, Nashville, Tennessee 37013.

Grantor covenants that it is lawfully seized and possessed of said real estate, have good right and lawful authority to convey the same, that the title thereto is clear, free and unencumbered (except as hereinbefore specifically set out).

GRANTOR, BY EXECUTION OF THIS QUITCLAIM DEED, AND GRANTEE, BY ACCEPTANCE OF AND/OR FILING OF THIS QUITCLAIM DEED, HEREBY ACKNOWLEDGE THAT THIS DEED WAS PREPARED FROM INFORMATION FURNISHED BY THE PARTIES INVOLVED, AND PREPARER MAKES NO REPRESENTATION AS TO THE STATUS OF TITLE OR ACCURACY OF THE LEGAL DESCRIPTION HEREIN AND THAT NO TITLE INSURANCE IS BEING PROVIDED.

IN WITNESS WHEREOF, Grantor has executed this Quitclaim Deed on the 11th day of January, 2021.

Rebuilt Realty, LLC, a Kentucky Limited Liability Company

Andrew Ross, Authorized Signatory

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, a Notary Public in and for said State and County, **Andrew Ross,** Authorized Signatory for Rebuilt Realty, LLC, 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 11th day of January, 2021.

Notary Public

JUMOKE BANKE LASEKAN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 10-2-2023

AFFIDAVIT OF VALUE

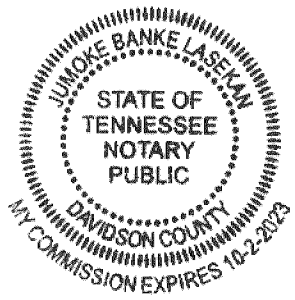
STATE OF TENNESSEE
COUNTY OF DAVIDSON

The undersigned hereby offers this instrument for recording within the meaning of the statutes of the State of Tennessee under Tenn. Code Ann. Section 67-4-409, and hereby swears and affirms that the actual consideration for this transfer or value of the property transferred, whichever is greater, is $ **0.00**, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Affiant

Sworn to and subscribed before me this 11th day of January, 2021.

Notary Public



True Copy Certification

I, Steve Berneman 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, Sondra Moungey a notary public for this county and state, Steve Berneman acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My Commission Expires: 2-23-2021
Notary Seal (if on paper)

SONDRA MOUNGEY
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF MAURY
My Comm. Expires February 23, 2021