Karen Johnson Davidson County
Batch# 629178 DEEDQC
05/05/2021 10:57:30 AM 5 pgs
Fees: $27.00 Taxes: $0.00
20210505-0060180

THIS INSTRUMENT PREPARED BY:

Lockeland Law Group, PLC
204 South 11th Street
Nashville, TN 37206
615.650.5100

This deed is prepared with information provided by the client/owner without the benefit of a title search and/or examination.

QUITCLAIM DEED

Address of New Owner(s):	Send Tax Bills to:	Map & Parcel:
William Greenleaf and Jennifer Greenleaf 5135 Regent Drive Nashville, TN 37220	New Owner	058-16-0-053.00, 069-04-0-201.00, 043-05-0-088.00, 059-09-0-021.00, 043-05-0-259.00, 043-05-0-073.00 and 146-11-0-094

FOR AND IN CONSIDERATION of the sum of One Dollar ($1.00), cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, **Greenleaf Real Estate Development, LLC, a Tennessee Limited Liability Company,** by these presents do hereby quitclaim and convey unto **William Greenleaf and Jennifer Greenleaf, husband and wife,** his/her/their heirs, successors and assigns, all its right, title and interest in and to the following described tract of land:

Property 1:

Lot 69, on the plan of Haynes Park Subdivision, Section 3, as shown on plat of record in Book 4460, page 185, in the Register's Office, Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.

Being a portion of the same property conveyed to JRG Properties, LLC by Warranty deed from Justin McCrory of record in Instrument No. 20150916-0093955 Register's Office for Davidson County, Tennessee, dated September 04, 2015 and recorded on September 16, 2015.

Being the same property conveyed to Greenleaf Real Estate Development, LLC, a Tennessee Limited Liability Company by Quitclaim Deed from JRG Properties, LLC, a Tennessee Limited Liability Company of record in Instrument No. 20201125-0138136 Register's Office for Davidson County, Tennessee, dated November 19, 2020 and recorded on November 25, 2020.

Being also known as 108 Charles Court Nashville TN 37218.

Property 2:

Land in Davidson County, Tennessee, being Lot No. 150 on the Plan of Section 4-A, Haynes Park of record in Plat Book 4860, 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 JRG Properties, LLC, a Tennessee limited liability company by Warranty deed from John D. Foster, unmarried of record in Instrument No. 20171023-0108507 Register's Office for Davidson County, Tennessee, dated October 20, 2017 and recorded on October 23, 2017.

Being the same property conveyed to Greenleaf Real Estate Development, LLC, a Tennessee Limited Liability Company by Quitclaim Deed from JRG Properties, LLC, a Tennessee Limited Liability Company of record in Instrument No. 20201125-0138137 Register's Office for Davidson County, Tennessee, dated November 19, 2020 and recorded on November 25, 2020.

Being also known as 404 Kingview Drive Nashville, Tennessee 37218.

Property 3:

Land in Davidson County, Tennessee, being Lot No. 21 in Block "E" on the Plan of Crestview Estates of record in Plat Book 843, Page 81, 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 a portion of the same property conveyed to JRG Properties, LLC, a Tennessee limited liability company by Warranty deed from Ronnie Lynn Pepper, Co-Trustee and J. D. Shepherd, Co-Trustees of the Pepper Family Trust dated July 26, 1995 of record in Instrument No. 20160908-0094751 Register's Office for Davidson County, Tennessee, dated September 02, 2016 and recorded on September 08, 2016.

Being the same property conveyed to Greenleaf Real Estate Development, LLC, a Tennessee Limited Liability Company by Quitclaim Deed from JRG Properties, LLC, a Tennessee Limited Liability Company of record in Instrument No. 20201125-0138138 Register's Office for Davidson County, Tennessee, dated November 19, 2020 and recorded on November 25, 2020.

Being also known as 745 Cedarcrest Drive Madison, TN 37115.

Property 4:

Land in Davidson County, Tennessee, being Lot No. 5 on the Plan of Haynes Estates, Section 1 of record in Plat Book 3700, Page 127, 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 JRG Properties, LLC, a Tennessee limited liability company by Warranty deed from Dexter Gladney, a married man and Lawon A. Gladney, unmarried of record in Instrument No. 20161108-0118331 Register's Office for Davidson County, Tennessee, dated November 04, 2016 and recorded on November 08, 2016.

Being the same property conveyed to Greenleaf Real Estate Development, LLC, a Tennessee Limited Liability Company by Quitclaim Deed from JRG Properties, LLC, a Tennessee Limited Liability Company of record in Instrument No. 20201125-0138141 Register's Office for Davidson County, Tennessee, dated November 19, 2020 and recorded on November 25, 2020.

Being also known as 3045 Kings Lane Nashville, Tennessee 37218.

Property 5:

Land in Davidson County, Tennessee, being Lot No. 8-B on the Plan of Resubdivision, Lot No. 8, Block "E", Crestview Estates of record in Plat Book 5190, Page 20, 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 a portion of the same property conveyed to JRG Properties, LLC, a Tennessee limited liability company by Warranty deed from Ronnie Lynn Pepper, Co-Trustee and J. D. Shepherd, Co-Trustees of the Pepper Family Trust dated July 26, 1995 of record in Instrument No. 20160908-0094751 Register's Office for Davidson County, Tennessee, dated September 02, 2016 and recorded on September 08, 2016.

Being the same property conveyed to Greenleaf Real Estate Development, LLC, a Tennessee Limited Liability Company by Quitclaim Deed from JRG Properties, LLC, a Tennessee Limited Liability Company of record in Instrument No. 20201125-0138140 Register's Office for Davidson County, Tennessee, dated November 19, 2020 and recorded on November 25, 2020.

Being also known as 816 Brooks Avenue Madison, TN 37115.

Property 6:

Land in Davidson County, Tennessee, being Lot No. 8-A on the Plan of Resubdivision of Lot No. 8, Block E, Crestview Estates of record in Plat Book 5190, Page 20, 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 a portion of the same property conveyed to JRG Properties, LLC, a Tennessee limited liability company by Warranty deed from Ronnie Lynn Pepper, Co-Trustee and J. D. Shepherd, Co-Trustees of the Pepper Family Trust dated July 26, 1995 of record in Instrument No. 20160908-0094751 Register's Office for Davidson County, Tennessee, dated September 02, 2016 and recorded on September 08, 2016.

Being the same property conveyed to Greenleaf Real Estate Development, LLC, a Tennessee Limited Liability Company by Quitclaim Deed from JRG Properties, LLC, a Tennessee Limited Liability Company of record in Instrument No. 20201125-0138139 Register's Office for Davidson County, Tennessee, dated November 19, 2020 and recorded on November 25, 2020.

Being also known as 818 Brooks Avenue Madison, TN 37115.

Property 7:

Land in Davidson County, Tennessee, being Lot No. 163 on the Plan of Section One Revised Crieve Hall Estates of record in Plat Book 1835, Page (s) 122, 123 and 124, 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 a portion of the same property conveyed to Donald L. Clifford by Installment deed from Leslie R. Baumgartner and wife, Jannie T. Baumgartner of record in Book 7633, page 427 Register's Office for Davidson County, Tennessee, dated August 22, 1988 and recorded on August 23, 1988.

Donald L. Clifford died January 11, 2008. His estate being administered through Davidson County Probate Court, Docket No. 11P-37. A copy of the Order of Probate without Formal Administration recorded in Instrument No. 20110114-0004192 and a copy of the Last Will of Donald Lawrence Clifford recorded in Instrument No. 20110114-0004193, in the Register's Office for Davidson County, Tennessee. Said property is devised to his wife, Bonnie Sue Clifford.

Bonnie S. Clifford died April 24, 2020. Her estate being administered through Davidson County Probate Court, Docket No. 20P927.

Being the same property conveyed to Greenleaf Real Estate Development, LLC, a Tennessee Limited Liability Company by Warranty Deed from Kathy Sue Quinn, individually and as the Executrix of the Estate of Bonnie Sue Clifford, Matthew Clifford and John Williams of record in Instrument No. 20201223-0153068 Register's Office for Davidson County, Tennessee, dated December 15, 2020 and recorded on December 23, 2020.

Being also known as 5016 Stillwood Drive, Nashville, TN 37220.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer is $0.00.

Subscribed and sworn to before me this the
30 day of April, 2021.

Affiant

My commission expires: 3|3|25
(Affix Seal)

Notary Public

DREW BANDY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 03-03-2025

IN WITNESS WHEREOF, the undersigned has executed this Quitclaim Deed on this 30 day of April, 2021.

Greenleaf Real Estate Development, LLC

By: _____
William Greenleaf, Sole Member

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for the County and State, the within named William Greenleaf, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the Sole Member of Greenleaf Real Estate Development, LLC, a Tennessee Limited Liability Company, and that he, acting in such capacity, and authorized so to do, executed the foregoing instrument on behalf of said company for the purposes therein contained.

Witness my hand and seal this 30 day of April, 2021.

Notary Public

My Commission Expires: 3|3|25

DREW BANDY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 03-03-2025

True Copy Certification

I, **Angie Lawless**, 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 **TN**
County of **Davidson**

Personally appeared before me, **J. Brandon Miller**, a notary public for this county and state, **Angie Lawless** who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My Commission Expires: 5-2-22

