Karen Johnson Davidson County
Batch# 629181 DEEDQC
05/05/2021 10:59:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20210505-0060183

THIS INSTRUMENT PREPARED BY:

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

QUITCLAIM DEED

Address of New Owner(s):	Send Tax Bills to:	Map & Parcel:
Barbara C. Weiss 711 Lenox Avenue Miami Beach, FL 33139	New Owner	120-02-0-089.00

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, **BCWJW, LLC, a Florida Limited Liability Company,** by these presents do hereby quitclaim and convey unto **Barbara C. Weiss, a married woman,** his/her/their heirs, successors and assigns, all its right, title and interest in and to the following described tract of land:

Land in Davidson County, Tennessee, being Lot No. 28 on the Plan of Stardust Acres of record in Plat Book 1424, Page 92, 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 Christy M. Gaunt, a single woman by Warranty deed from Ghanya Haron and husband Nabil Salib of record in Instrument No. 20150128-0008233 Register's Office for Davidson County, Tennessee, dated January 27, 2015 and recorded on January 28, 2015.

Being the same property conveyed to BCWJW, LLC by Warranty deed from Christy M. Gaunt, a single woman of record in Instrument No. 20201109-0131815 Register's Office for Davidson County, Tennessee, dated November 06, 2020 and recorded on November 09, 2020.

Being also known as 1312 Venus Drive Nashville, Tennessee 37217.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer is $0.00.

Subscribed and sworn to before me this the
14th day of April, 2021.

Affiant

My commission expires: (Affix Seal)

Notary Public

ANNE MARIE [illegible]
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
MY COMM. EXPIRES SEPTEMBER 02, 2024

WITNESS MY/OUR HANDS EFFECTIVE AS OF THE 12th day of March, 2021.

BCWJW, LLC, a Florida Limited Liability Company

By: Barbara C. Weiss
Barbara C. Weiss, Authorized 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 Barbara C. Weiss with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged herself to be an Authorized Member of BCWJW, LLC, a Florida Limited Liability Company, and that she, 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 14th day of April, 2021.

Notary Public

My Commission Expires: 5-2-22

J. BRANDON MILLER
TENNESSEE NOTARY PUBLIC
My Comm Exp. May 2, 2022
COUNTY OF DAVIDSON

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

