Karen Johnson Davidson County
Batch# 633056 DEEDQC
05/11/2021 11:16:53 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20210511-0063262

Prepared by:
Record and Return To:
Chapman and Rosenthal Title, Inc
10 Burton Hills Blvd., Suite 130
Nashville, TN 37215

Address New Owner:	Map-Parcel Numbers:	Send Tax Bills To:
Altgrace Investments, LLC 504 Essex Park Circle Franklin, Tennessee 37069	Map & Parcel 173 05 0A 202.00 Map & Parcel 173 05 0A 217.00	Altgrace Investments, LLC 504 Essex Park Circle Franklin, Tennessee 37069
This instrument prepared Bradley Arant Boult Cummings LLP, PLC (JWG) 1600 Division Street, P.O. Box 340025, Nashville, TN 37203		

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of One Dollar ($1.00) cash in hand paid, the receipt and sufficiency of which are hereby acknowledged, **Jesus A. Barrios and Maria A. Barrios,** husband and wife (collectively, the "Grantor"), by these presents hereby sells, assigns, and quitclaim to **Altgrace Investments, LLC**, a Tennessee limited liability company (the "Grantee"), Grantee's successors and assigns, all of Grantor's right, title, and interest in and to certain land in Davidson County, Tennessee, being more particularly described in Exhibit A, which is attached hereto and incorporated herein by reference (the "Property").

This is improved property located at 1772 and 1742 Red Jacket Drive, Nashville, Tennessee.

The Property is conveyed expressly subject to all limitations, restrictions, and encumbrances as may affect the Property.

STATE OF TENNESSEE)
COUNTY OF Davidson)

The actual consideration for this transfer is $0.00.

Affiant

Subscribed and sworn to before me this 29th day of April, 2021.

Notary Public
My Commission Expires:

NATHAN L POWERS
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

My Commission Expires
December 8, 2024

April IN WITNESS WHEREOF, the Grantor has executed this Deed as of this 29th day of April, 2021.

GRANTOR:

Jesus A. Barrios

Maria A. Barrios

STATE OF TENNESSEE

COUNTY OF Davidson

Personally appeared before me, a Notary Public, Jesus A. Barrios, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the foregoing instrument for the purposes therein contained.

WITNESS my hand, at office, this 29th day of April, 2021.

NATHAN L POWERS STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

My Commission Expires December 8, 2024

Notary Public

My Commission Expires:

STATE OF TENNESSEE

COUNTY OF Davidson

Personally appeared before me, a Notary Public, Maria A. Barrios, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the foregoing instrument for the purposes therein contained.

WITNESS my hand, at office, this 29th day of April, 2021.

NATHAN L POWERS STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

My Commission Expires December 8, 2024

Notary Public

My Commission Expires:

EXHIBIT A

PROPERTY DESCRIPTION

Tract 1: 1772 Red Jacket Drive

Land in Davidson County, Tennessee, being Unit No. 217 together with the appurtenant interest in the common elements of Barnes Crossing, Phase One, a horizontal property regime established by Master Deed, of record in 20050721-0084791; re-recorded in Instrument No. 20050805-0092480; amended in Instrument No. 20051114-0136938; and Instrument No. 20071227-0147998, all of record in the Register's Office for Davidson County, Tennessee, said Unit being depicted on the Condominium Site Plan attached as Exhibit "A" to the aforementioned Master Deed, to which plan reference is hereby made for a more complete description

Being the same property conveyed to Jesus Barrios, a married man, by Warranty Deed from Kyle C. Feldman, a single woman, of record in Instrument No. 20150610-0054537, in the Register's Office for Davidson County, Tennessee, dated June 3, 2015 and recorded on June 10,2015.

Tract 2: 1742 Red Jacket Drive

Being all of Lot No. 202 (Two Hundred Two) on the Plan of Barnes Crossing Planned Unit Development, as shown by Master Deed of record in Instrument Number 20050721-0084791, Register's Office for Davidson County, Tennessee as re-recorded at Instrument Number 20050805-0092480 and as amended of record in Instrument Numbers 20051114-0136938 and 20071227-0147998, said Register's Office, to which plat reference is hereby made for a more complete description of said property.

Being the same property conveyed to Jesus Barrios and Maria A. Barrios, Husband and Wife, by Warranty Deed from Sarah Roberts Albritton, Married, of record in Instrument No. 20141208- 0112000, in the Register's Office of Davidson County, Tennessee, dated November 21, 2014 andrecorded on December 08, 2014.