Karen Johnson Davidson County
Batch# 634922 DEEDQC
05/12/2021 04:02:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20210512-0064363

PREPARED BY:
SIDWEL& BARRETT, P.C.
5107 Maryland Way
Brentwood, TN 37027

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
The actual consideration is $0.00.

AFFIANT

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

NOTARY PUBLIC
My Commission Expires: 7/4/24

ADDRESS OF NEW OWNER:
901 Phillips St.
Nashville, TN 37208

SEND TAX BILLS TO:
NEW OWNER

Map/Parcel:
08204008000

QUITCLAIM DEED

In consideration of $10.00 and other good and valuable consideration, The Property Sisters, LLC, a Tennessee limited liability company, Grantor, hereby convey all of its undivided right, title and interest to the hereinafter described property to Nashville Property Holdings, LLC, a Tennessee limited liability company, Grantee. Said property conveyed herein is described as follows:

Land in Davidson County, Tennessee being the East 55 feet of Lot Nos. 364 through 368, inclusive, on the Plan of Oakwood Park of record in Plat Book 421, page 12, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to The Property Sisters, LLC, by Deed from Patricia Cross, unmarried AKA Mary Patricia Cross, unmarried, dated May 18, 2018 and recorded May 23, 2018 of record in Instrument No. 20180523-0049472, Register's Office for Davidson County, Tennessee.

Grantor makes no warranties as to the state of the title to the property but acquit any claim that Grantor has to said property and for that purpose thereof, make this conveyance to Grantee.

IN WITNESS WHEREOF, this document was executed this 30 day of April, 2021.

The Property Sisters, LLC

By: Shannon Franklin
Its: Authorized Member

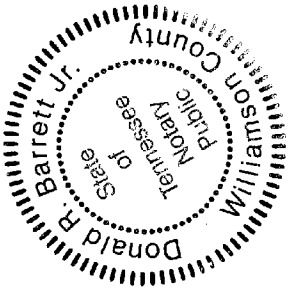
STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Shannon Franklin, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who proved herself to be the Authorized Member of The Property Sisters, LLC, a Tennessee limited liability company, the bargainor, and who being authorized to do so acknowledged that she executed the foregoing instrument for the purposes herein contained.

Witness my hand, at office, this 30 day of April, 2021.

Notary Public

My Commission Expires: 8/15/24



CERTIFICATE OF AUTHENTICITY

I, Donald R. Barrett, Jr., 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.

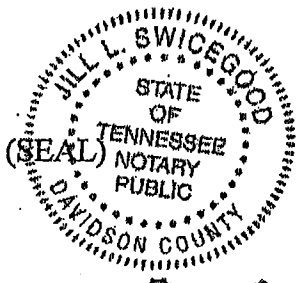
Attorney or Custodian

Stewart Title Company

STATE OF TENNESSEE

COUNTY OF WILLIAMSON

Personally appeared before me, Jill L Swicegood, a notary public in and for the aforesaid county and state, the within named Donald R. Barrett, Jr., who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.



(SEAL)

Notary Public

My Commission Expires: July 9, 2022

900