RETURN TO:
PREMIER ESCROW, LLC
4301 HILLSBORO ROAD, STE 300
NASHVILLE, TN 37215

THIS INSTRUMENT PREPARED BY:
Creative Investments
4404 Westlawn Drive, Nashville, TN 37209
QUITCLAIM DEED

Map and Parcel No
118-2-135

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00), cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, Dondrick Lamonte Jackson, hereinafter called Grantor, by these presents does hereby quitclaim and convey unto BRADLEY J BARS, hereinafter called Grantee, its successors and assigns, any and all of Grantor's right, title and interest in and to the following real property situated in Davidson County, Tennessee, having an address at 816 Horner Avenue, Nashville, TN 37204 and being more particularly described as follows, to-wit:

BOX 10-A

Land in Davidson County, Tennessee, being Lot No. 63 on the Map of Kirkwood Heights, as of record in Book 1130, page 18, Register's Office for said County.

Said Lot No. 63 fronts 60 feet on the northerly side of Horner Avenue and runs back between parallel lines 172.5 feet to a dead line.

Being the same property conveyed to Herman Biggers and wife, Mary O. Biggers, by Deed of record in Book 4752, page 840, Register's Office for Davidson County, Tennessee. The said Herman Biggers having since died in February of 1992 and the said Mary O. Biggers (being one and the same person as Mary Lucinda Owens Biggers) having since died on January 6, 1996, leaving a Last Will and Testament, duly recorded at Book 205, Page 300, in the Probate Court Clerk's Office for Davidson County, Tennessee.

AND NOW, Dondrick Lamonte Jackson, for the express purpose of carrying out the intent of this conveyance, as above set out, does hereby quitclaim and convey unto BRADLEY J BARS, its successors and assigns, the same property hereinabove described and set forth, to which reference is here made, and said property is conveyed subject to the same limitations, restrictions and encumbrances as may affect the premises, as above set forth. Grantor believes and covenants that she is the sole and rightful fee simple owner of the property, and hereby transfers all of her rights, title, and ownership in the property to BRADLEY J BARS.

IN WITNESS WHEREOF, we have hereunto set our hands on this the 8th day April 2021.

Dondrick Jackson 4/8/2021

Karen Johnson Davidson County
Batch# 635045 DEEDQC
05/13/2021 09:12:56 AM 2 pgs
Fees: $12.00 Taxes: $0.00

20210513-0064522

NOTORY ON FOLLOWING PAGE

STATE OF Tennessee
COUNTY OF Davidson

Before me, Dylan Potter, a notary public of the state and county mentioned, personally appeared Dondrick Jackson, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, TN, this 8th day of April, 2021.

Notary Public

My Commission Expires: _____

D. DYLAN POTTER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 3-8-2022

The actual consideration for this transfer is $10.

AFFIANT

Subscribed and sworn ~~to before~~ me, this the 8th day of April, 2021.

Notary Public
My Commission Expires: _____

D. DYLAN POTTER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 3-8-2022

NEW OWNER:
send tax bills to
Brad Bars
4404 westlawn dr
Nashville, tn 37209