Karen Johnson Davidson County
Batch# 645590 DEEDQC
05/28/2021 10:26:41 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20210528-0072306

FROM: **ADS of South Florida, LLC**

TO: **615 Investments Trust, L.M. Seiner, Trustee**

QUITCLAIM DEED

Address of New Owner:
615 Investments
L.M. Seiner, Trustee
~~1115 Gibson Dr.~~ 1712 Haynes St.
~~Madison, TN 37115~~ Nashville TN 37207

Send Tax Bills To:
OWNER

Map & Parcel:
07109012400

THIS INSTRUMENT WAS PREPARED BY

Advantage Title and Escrow
1321 Murfreesboro Pike, #823
Nashville, Tennessee 37217
#15059

Prepared from information furnished by the parties

STATE OF Tennessee
COUNTY OF Davidson

The actual consideration or value,whichever greater, for this transaction is
$ -0-

Affiant

Subscribed and sworn to before me this the 25 day of MAY, 2021

Notary Public
Commission Expires:_____

I/WE, **ADS of South Florida, LLC,** do hereby quitclaim to **615 Investments Trust, L.M. Seiner, Trustee** its Heirs and Assigns, all my rights, title and interest in the following land located in Davidson County, Tennessee described as follows: To-Wit:

See Exhibit A

Being the same property conveyed to **ADS of South Florida, LLC**, of record in instrument No.20161024-0111870, Register's office for Davidson County, Tennessee.

This is improved property known as: 1712 Haynes Street, Nashville, TN 37207

Witness our hand(s) this the 25 day of MAY, 2021.

authorized agent
ADS of South Florida, LLC

STATE OF Tennessee
COUNTY OF Davidson

Before me, the undersigned, a Notary Public in and for the state of county aforesaid, personally appeared **James Barret** 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 **Authorized Agent** of **ADS of South Florida, LLC, a** company and that he as such **Authorized Agent** executed the foregoing instrument for the purposes therein contained, by signing the name of **ADS of South Florida, LLC** by himself as **Authorized Agent.**

Witness my hand and official seal at Nashville, Tennessee, this the 25th, MAY, 2021.

Notary Public
Commission Expires:_____

Land in the 12th Civil District of Davidson County, Tennessee, being described according to survey made by T.R. Sanford, Surveyor, December 8, 1962, as follows:

Beginning at the southeast corner of Haynes Street or Avenue at its intersection with Seminary Street; thence with the margin of Seminary Street south 37 deg. 35' west 121.34 feet to a marker in the northerly margin of Haynes Meade, Section II, of record in Book 2854, Page 136, Register's Office for Davidson County, Tennessee; thence with the margin of Haynes Meade north 52 deg. 21' west 93 feet to a point; thence continuing with the margin of said subdivision 31.3 feet to a point, the southwest corner of Tract II on said survey; thence with the dividing line between Tract I and Tract II north 61 deg. 33" east 151.8 feet more or less to the margin of Haynes Street; thence with the margin of Haynes Street south 28 deg. 22' east 67 feet to the point of beginning.