Karen Johnson Davidson County
Batch# 649012 DEEDQC
06/03/2021 11:33:12 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20210603-0074559

THIS INSTRUMENT PREPARED BY: **Chapman & Rosenthal Title, Inc.** **1620 Westgate Circle, Suite 150** **Brentwood, TN 37027**	STATE OF TENNESSEE) COUNTY OF WILLIAMSON) The actual consideration for this transfer is: $-0-. Affiant Subscribed and sworn to before me, this 31 day of June, 2021. Notary Public My Commission Expires:

JAMES ALEXANDER STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF WILLIAMSON
My Commission Expires March 13, 2022

QUITCLAIM DEED

Address New Owner: The Avenue on Main GP 7110 Peach Ct Brentwood, TN 37027	Send Tax Bills To: New Owner	Tax Information: 082-12-0-221.00

FOR AND IN CONSIDERATION of Ten and 00/100 Dollars ($10.00) and other good and valuable consideration, the receipt of all of which is hereby acknowledged, **Anthony N. Harris, married** (hereinafter referred to as the "Grantor") does hereby quitclaim, transfer and convey to **The Avenue on Main GP,** their heirs and assigns, all of their rights, title and interest in the real property in the County of Davidson, State of Tennessee, and more particularly described as follows:

Land in Davidson County, Tennessee, being Lot No. 9 on the Plan of Neil S. Brown's Addition to East Nashville of record in Plat Book 57, Page 50, in the Register's Office for Davidson County, Tennessee.

Said Lot No. 9 fronts 49 1/2 feet on the northerly side Main Street and runs back between parallel line, with easterly margin of Neil Avenue, 170 feet to an alley.

Being the same property conveyed to Anthony N. Harris by Warranty deed from Honorable Ventures, LLC, a Tennessee limited company of record in Instrument No. 20160602-0055667 Register's Office for Davidson County, Tennessee, dated May 27, 2016 and recorded on June 2, 2016.

Said property has not been the marital residence of Grantor.

Being also known as 815 Main Street Nashville, Tennessee 37206.

Grantor covenants that they are lawfully seized and possess said real property in fee simple, have a

good right to convey it, and that the same is unencumbered, except for 2021 taxes that are not yet due and payable, as well as any restrictions, conditions and easements of record.

Whenever used, the singular number shall include the plural, the plural the singular and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor has executed this instrument on this 3rd day of ~~May;~~ June 2021.

Anthony N. Harris

STATE OF TENNESSEE)

COUNTY OF WILLIAMSON)

Personally appeared before me, the undersigned Notary Public, in and for the said county and state, the within named Anthony N. Harris, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office, this 3rd day of ~~May~~ June, 2021.

Notary Public

My Commission Expires:

JAMES ALEXANDER
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

My Commission Expires
March 13, 2022