QUIT CLAIM DEED

THIS INSTRUMENT WAS PREPARED BY/RETURN TO:
GREENVUE TITLE & ESCROW, LLC
2207 CRESTMOOR ROAD, STE 101
NASHVILLE, TN 37215

STATE OF TENNESSEE
COUNTY OF DAVIDSON

I, OR WE HEREBY SWEAR OR AFFIRM THAT TO THE BEST OF AFFIANT KNOWLEDGE, INFORMATION AND BELIEF THE ACTUAL CONSIDERATION FOR THIS TRANSFER IS $10.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 23 day of AUGUST, 2021.

Notary Public

MY COMMISSION EXPIRES: 5-9-2023

(AFFIX SEAL)

EMILY H. PROPHET STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY MY COMMISSION EXPIRES 5-9-2023

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
WILLIAM WALKER WOOLDRIDGE	New Owner	09012012700
(NAME)	(NAME)	
610 American Road		
	(ADDRESS)	
Nashville, TN 37209		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

Karen Johnson Davidson County
Batch# 703274 DEEDQC
08/24/2021 10:16:30 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20210824-0114091

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE, **HOME BASS RENTALS: NASHVILLE, LLC, A TENNESEE LIMITED LIABILITY COMPANY**, GRANTOR, HEREBY CONVEYS A ONE HUNDRED PERCENT (100.00%) UNDIVIDED INTEREST TO THE HEREINAFTER DESCRIBED PROPERTY TO **WILLIAM WALKER WOOLDRIDGE,** HEREINAFTER CALLED THE GRANTEE.

A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Land in Davidson County, Tennessee, being Lot Number 63, on the Plan of Charlotte Park, Section 1, of record in Book 2663, Pages 2 through 6, Register's Office for Davidson County, Tennessee, described as follows:

BEGINNING ON THE NORTHERLY MARGIN OF AMERICAN ROAD AT THE CORNER OF LOTS NOS 63 and 64: THENCE WITH THE NORTHERLY MARGIN OF SAID ROAD WESTERLY 70 FEET TO THE BEGINNING OF A CURVE; THENCE AROUND SAID CURVE HAVING A RADIUS OF 25 FEET NORTHWESTERLY 39.3 FEET TO THE EASTERLY MARGIN OF ANNEX AVENUE; THENCE WITH THE SAME, NORTHERLY 107 FEET; THENCE EASTERLY 98 FEET TO THE CORNER OF LOTS NOS 63 AND 64; THENCE WITH THE LINE BETWEEN THE TWO LOTS, SOUTHERLY 131.5 FEET TO THE BEGINNING.

Being the same property conveyed to Home Bass Rentals: Nashville, LLC, a Tennessee limited liability company, by Quitclaim Deed from William Wooldridge, dated September, 28, 2020, recorded September 29, 2020 of record in Instrument No. 20200929-0111768, Register's Office for Davidson County, TN.

This is improved property known as 610 American Road, Nashville, TN 37209.

Witness our hands this 23rd day of AUGUST, 2021.

HOME BASS RENTALS: NASHVILLE, LLC, A TENNESEE LIMITED LIABILITY COMPANY

BY: EMILY WOOLDRIDGE, MANAGING MEMBER

NOTARY ACKNOWLEDGEMENT:

Before me, the undersigned authority, a Notary Public of the State and county mentioned, personally appeared **EMILY WOOLDRIDGE** _ with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged herself to be the Managing Member of **HOME BASS RENTALS: NASHVILLE, LLC, A TENNESEE LIMITED LIABILITY COMPANY,** the within named bargainor, an LLC, and that such officer, executed the foregoing instrument for the purpose therein contained, by personally signing the name of the LLC, as Managing Member.

Witness my hand, at office, this 23rd day of August,, 2021.

NOTARY PUBLIC

My Commission Expires: 5-9-2023

EMILY H. PROPHET STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY MY COMMISSION EXPIRES 5-9-2023

I, Emily Prophet, do hereby make oath that I am a licensed attorney and/or the custodian of the original version of the electronic document tendered for registration herewith and that this electronic document is a true and exact copy of the original document executed and authenticated according to law on 8-23-21 (date of document).

E Prophet

Affiant Signature

8-23-21

Date

State of Tennessee

County of Rutherford

Sworn to and subscribed before me this 23rd day of August, 2021

Richelle B. Montg

Notary's Signature

MY COMMISSION EXPIRES: June 21, 2025

Notary's Seal

