Karen Johnson Davidson County
Batch# 779806 DEEDQC
12/28/2021 11:05:30 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20211228-0170370

This Instrument Prepared by & Return to: Providence Title, LLC
25 Century Blvd, Suite 402, Nashville, TN 37214

QUIT CLAIM DEED

FOR AND IN CONSIDERATION of the sum of One Dollar and no/100 ($1.00) and other good and valuable consideration, the receipt of all of which is hereby acknowledged, the undersigned, **A-Team Acquisitions, LLC, a Tennessee limited liability company,** ("Grantor"),, hereby sell(s), remise(s), release(s), convey(s), and quit claim(s) unto **Andre Lewis, a married man,** (Grantee), all of its rights, title, and interests in the following described real property, to wit:

Land in Davidson County, Tennessee, being Lot No. 124 on the Plan of Heron Walk Section 4 Phase 2 of record in Plat Book 9700, Page 687, Register's Office for said County, to which reference is made for a more complete description.

Said property is conveyed subject to such limitations, restrictions and encumbrances as may affect the property. The parties hereto acknowledge that this document was prepared without the benefit of a title search and or survey.

Being the same property conveyed to A-Team Acquisitions, LLC, a Tennessee limited liabilit company,, of record in Instrument No. 202112010158244 , Register's Office for Davidson County, Tennessee, dated November 22, 2021 and recorded on December 1, 2021. (Value or consideration shown in aforementioned deed $250,000.00.)

IN TESTIMONY WHEREOF I/we have executed this instrument the 21st day of **December, 2021.**

A-Team Aquistions, LLC

By: Andre Lewis, Sole Member

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, a Notary Public of said County and State, personally appeared Andre Lewis, 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 Sole Member of A-Team Acquisitions, LLC, the within named bargainer, and that he is such Sole Member, executed the foregoing instrument for the purposes therein contained, by signing the name of the bargainer by himself as Sole Member.

WITNESS my hand and official seal at office this 21st day of **December, 2021.**

Jacqueline G Brown
NOTARY PUBLIC

MY COMMISSION EXPIRES: 1-8-22

JACQUELINE G BROWN STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

For recording information only

STATE OF TENNESSEE
COUNTY OF DAVIDSON

I hereby swear or affirm that to the best of affiant's knowledge, belief and information, the actual consideration for the transfer is **$0.00.**

AFFIANT

SUBSCRIBED AND SWORN before me this the 21st day of **December, 2021.**

Jacqueline G Brown
NOTARY PUBLIC

MY COMMISSION EXPIRES: 1-8-22

JACQUELINE G BROWN STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

PROPERTY ADDRESS:	**808 Seashell Cove Dr. Madison, TN 37115**
TAX PARCEL NO.:	**052-08-0A-271.00-CO**
PROPERTY OWNER:	**Andre Lewis**
OWNER'S ADDRESS:	**2549 Janalyn Tr. Hermitage, TN 37076**
MAIL TAX BILLS TO:	**Andre Lewis 2549 Janalyn Tr. Hermitage, TN 37076**

Certificate of Authenticity

I, Sheryl Callison, 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 Dec 21, 2021.

Affiant Signature

12-21-21
Date

State of Tennessee
County of Davidson

Sworn to and subscribed before me this 21st day of December, 20 21.

Notary's Signature

(Notary Seal)

JACQUELINE G BROWN
NOTARY PUBLIC
STATE OF TENNESSEE
DAVIDSON COUNTY

My Commission Expires: 3-8-22