QUITCLAIM DEED



STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION FOR THIS TRANSFER IS $0.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30 DAY OF December, 2021.

Notary Public

MY COMMISSION EXPIRES: _____
(AFFIX SEAL)

Karen Johnson Davidson County
Batch# 783676 DEEDQC
01/04/2022 10:55:34 AM 2 pgs
Fees: $12.00 Taxes: $0.00

20220104-0001103

THIS INSTRUMENT WAS PREPARED BY (and return to):

Rudy Title & Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
BCD Properties I, GP	**Same**	
(NAME)	(NAME)	**106-13-0-025.00**
363 Woodycrest Ave		
(ADDRESS)	(ADDRESS)	
Nashville TN 37210		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND, PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATION, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, **PATY CONSTRUCTION, LLC** ("GRANTOR") HAS/HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO/DOES TRANSFER AND CONVEY UNTO **BCD PROPERTIES I, GP** ("GRANTEE") ITS/HIS/HER/THEIR HEIRS, SUCCESSORS AND ASSIGNS, THAT CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO WIT:

Land in Davidson County, Tennessee, being Lot No. 82 on the Plan of Woodycrest, Section One of record in Plat Book 1835, Page 25, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

BEING THE SAME PROPERTY CONVEYED TO PATY CONSTRUCTION, LLC BY WARRANTY DEED FROM KATHRINE MANGRUM SMITH AND JOHN MICHAEL MANGRUM OF RECORD IN INSTRUMENT NO. 20190506-0042281, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

THIS CONVEYANCE IS SUBJECT TO ANY AND ALL EXISTING EASEMENTS AND RESTRICTIONS AS SHOWN OF RECORD.

*****This instrument has been prepared by information provided by the parties*****
*****No title search was conducted and no representations regarding title have been made by the Drafter*****

This is **improved** property known as: 2086 Whitney Ave. Nashville TN 37210

Witness our hands this the 30 day of December, 2021.

Paty Construction, LLC

BY: _____

William Paty Barksdale
Sole Member

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **WILLIAM PATY BARKSDALE,** to me known (or proved to me on the basis of satisfactory evidence) to be the person described in and who acknowledged himself/herself to be the SOLE MEMBER of PATY CONSTRUCTION, LLC the within named bargainor, a limited liability company, and that he/she as such SOLE MEMBER executed the foregoing instrument for the purpose therein contained.

Witness my hand and official seal, this the 30th of December, 2024

_____
Notary Public
My Commission Expires: 11-3-25
(SEAL)

