Karen Johnson Davidson County
Batch# 791467 DEEDQC
01/18/2022 09:47:53 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20220118-0006474

FROM: Marcus Hayes

TO : CMG Holdings, LLC

QUITCLAIM DEED

Address of New Owner:
CMG Holdings, LLC
2718 SCOVEL STREET
NASHVILLE, TN 37208

Send Tax Bills To:
OWNER

Map & Parcel:
092-06-0-081.00

THIS INSTRUMENT WAS PREPARED BY

Advantage Title and Escrow
1321 Murfreesboro Pike, Ste. 823
Nashville, TN 37211
#15501

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 14 day of January, 2022.

Notary Public
Commission Expires: _____

I, **Marcus Hayes,** do hereby quitclaim to **CMG Holdings, LLC**, 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 **Marcus Hayes**, by deed of record in Instrument No. **20211213-0164502**, Register's Office for Davidson County, Tennessee.

This property has never been used as the Grantors primary residence.

This is improved property (X) known as 2702 MORENA STREET, Nashville, TN 37208

Witness our hand(s) this the 14 day of January, 2022.

Marcus Hayes

STATE OF TENNESSEE
COUNTY OF DAVIDSON
Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Marcus Hayes**, the bargainor(s), with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument or the purpose therein contained.

Witness my hand and official seal at Nashville, Tennessee, this the 14 day of January, 2022.

Notary Public
Commission Expires:

EXHIBIT "A"
LEGAL DESCRIPTION

File No.: 15501

Land in Davidson County, Tennessee, being Lot No. 276 on the Map entitled Heffernan Place of record in Plat Book 161, Page 138, in the Register's office for Davidson County, Tennessee.

Said Lot No. 276 fronts 50 feet on the Northerly side of Morena Street and extends back between parallel lines, in a northerly direction 150 feet to an alley, and is part of Block 13.