THIS INSTRUMENT PREPARED BY:
National Signing Solutions, Inc.
18167 US Highway 19 North, Floor 3
Clearwater, Florida 33763

Karen Johnson Davidson County
Batch# 795346 DEEDQC
01/26/2022 09:50:30 AM 4 pgs
Fees: $22.00 Taxes: $0.00
20220126-0009324

QUIT CLAIM DEED

Return To:
Vantage Point Title, Inc.
18167 U.S. Highway 19 N. Floor 3
Clearwater, FL 33764

New Owner(S) Address &
Mail Tax Statements To:
Brandon Williams
924 Jackson Street
Nashville, TN 37208

Property Tax ID#: 81 16 689.00
File #: TN822921

For and in consideration of ZERO and 00/100 Dollars ($0.00) and NO other good or valuable consideration, We, **BRADEN DEVELOPMENT, LLC, A TENNESSEE LIMITED LIABILITY COMPANY**, as Grantor, hereby convey all rights, titles and interests that we may have in to **BRANDON D. WILLIAMS, A MARRIED MAN,**, as Grantee, to the following described real property located in Davidson County, Tennessee, to wit:

SEE COMPLETE LEGAL ATTACHED AS EXHIBIT A

Parcel ID: 81 16 689.00

Property Address: 924 Jackson Street, Nashville, TN 37208

Exempt Pursuant to T.C.A. Code 67-4-409(A4).

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

BRADEN DEVELOPMENT, LLC, A TENNESSEE LIMITED LIABILITY COMPANY

BRANDON WILLIAMS
MEMBER

STATE OF TN }

COUNTY OF Wilson }

K. D. DAVIS STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY

Personally, appeared before me, the undersigned Notary Public in and for said County and State, the within, BRANDON WILLIAMS, AS MEMBER OF BRADEN DEVELOPMENT, LLC, A TENNESSEE LIMITED LIABILITY COMPANY, the Grantor, with whom I am personally acquainted (or who has proven to me on the basis of satisfactory evidence), and who has acknowledged and executed the within Quitclaim Deed for the purposes therein contained.

Witness my hand and official seal this the 30 day of Dec, 2021.

Notary Public
My Commission expires: 2/8/23

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

BRADEN DEVELOPMENT, LLC, A TENNESSEE LIMITED LIABILITY COMPANY

BRANDON WILLIAMS
MEMBER

K. D. DAVIS STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY

Subscribed and sworn to before me this the 30 day of Dec, 2021.

Notary
My Commission expires: 2/8/23

No title search was performed on the subject property by the preparer. The preparer of this deed makes neither representation as to the status of the title nor property use or any zoning regulations concerning described property herein conveyed nor any matter except the validity of the form of this instrument. Information herein was provided to preparer by Grantors/Grantees and /or their agents; no boundary survey was made at the time of this conveyance.

EXHIBIT "A"

A certain tract or parcel of land in Davidson County, State of Tennessee described as follows, to wit:

Being part of Lot 180 on the Plan of Judge John McNairy's Mansion House Tract, as of record in Minute Book "D", page 593, Chancery Court at Nashville, Tennessee, and on the front fly leaf of Book 9, Register's Office for Davidson County, Tennessee, described as follows:

Beginning on the northerly margin of Jackson Street at a point 149 feet east of the easterly margin of 10th Avenue North, being Will Mitchell and wife's southeast comer; thence with the northerly margin of Jackson Street eastwardly 50 feet to the southwest comer of Myers Mosley and wife's lot; thence with their westerly line northwardly 129 feet, more or less, to the southerly margin of an alley; thence with said alley westwardly 50 feet to said Mitchell's northeast corner; thence with Mitchell's easterly line southwardly 129 feet, more or less to the beginning.

Being the same property conveyed to Braden Development, LLC, a Tennessee Limited Liability Company by Deed from Doris M.J. Dobbins, dated 5/24/2019 and recorded 5/28/2019 in Book 20190528, page 0050313, Register's Office for Davidson County, Tennessee.

Commonly Known As: 924 Jackson Street, Nashville, TN 37208
Parcel ID: 81 16 689.00

True Copy Certification

I, *Darell Near*, do hereby make oath that I am 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 12/30/2021 *(date of document)*.

Affiant Signature

January 17, 2022
Date

State of Florida

County of Pinellas

Sworn to and subscribed before me this 17 day of January 2022.

Notary Signature

My Commission Expires: May 9, 2025

Notary Seal (if on paper)

ASHLEE BERRY
MY COMMISSION # HH 079806
EXPIRES: May 9, 2025
Bonded Thru Notary Public Underwriters