This Instrument Prepared by:
Banker Title & Escrow Corporation
3310 West End Avenue, Suite 540
Nashville, Tennessee 37203

Karen Johnson Davidson County
Batch# 798169 DEEDQC
02/01/2022 12:13:30 PM 2 pgs
Fees: $12.00 Taxes: $0.00
20220201-0011573

QUITCLAIM DEED

Address New Owner as Follows:	Send Tax Bill to:	MAP-PARCEL
Emerging Assets LLC 2901 Nocturne Forest Dr. Nashville, TN 37207-4235	NEW OWNER	070-02-0-040.00

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) cash in hand paid by the Grantee, the receipt of which is hereby acknowledged, I, **Latisha Marie Flye, an unmarried woman,** the **Grantor** herein, by these presents do hereby **QUITCLAIM** and **CONVEY** unto **Emerging Assets LLC, a Tennessee Limited Liability Company,** the **Grantee** herein, its successors and assigns, all of my right title and interest in and to the following described real property in Davidson County, Tennessee:

> Land in Davidson County, Tennessee, being part of the northerly part of Lot No. 15 on the Map of Sarah McIntosh's Subdivision of certain lots in the Old Daniel Young Tract of record in Plat Book 332, Page 71, in the Register's Office for Davidson County, Tennessee, and being further described as follows:
>
> Beginning at point in the southerly margin of Stoker's Lane which is 216 feet west of the center of Old Buena Vista Road; thence westwardly along the southerly margin of said Stoker's Lane 100 feet; thence southwardly at right angles 100 feet, more or less, to the northerly line of the property conveyed to Lee F. Copeland and wife, by deed from T.A. Siebert and wife, of record in Book 1580, Page 73, said Register's Office; thence eastwardly with Copeland's northerly line 100 feet; thence northwardly at right angles 100 feet; more or less, to the southerly margin of Stoker's Lane, the point of the beginning.
>
> Being the same property conveyed to Latisha Marie Flye, an unmarried woman, by Warranty Deed from Terry Harville and wife, Debbie Harville, and Michael Harville, unmarried, of record in Instrument No. 20190805-0077014, dated August 1, 2019 and recorded on August 5, 2019, Register's Office for Davidson County, Tennessee.

This is improved real property with a mailing addresses of: 2908 Stokers Lane, Nashville, Tennessee 37218.

IN WITNESS WHEREOF, the undersigned have executed this instrument on the 12 day of July, 2021.

GRANTOR:

Latisha Marie Flye

STATE OF TN)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **Latisha Marie Flye,** the within named bargainor, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal this the 12 day of July, 2021.

Notary Public

HILLARY MONROE SMITH
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 09-02-2024

My Commission Expires:_____

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The Actual Consideration or Value, whichever of greater, for this transfer is $0.00.

Nancy Enoch
Affiant

Subscribed and sworn to before me this 12 day of July, 2021.

Notary Public

HILLARY MONROE SMITH
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 09-02-2024

My Commission Expires:_____