Karen Johnson Davidson County
Batch# 809868 DEEDQC
02/23/2022 11:19:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20220223-0020516

QUIT CLAIM DEED

THIS INSTRUMENT WAS PREPARED BY/RETURN TO:
GREENVUE TITLE & ESCROW, LLC
2207 CRESTMOOR ROAD, STE 101
NASHVILLE, TN 37215

STATE OF TENNESSEE
COUNTY OF DAVIDSON

I, OR WE HEREBY SWEAR OR AFFIRM THAT TO THE BEST OF AFFIANT KNOWLEDGE, INFORMATION AND BELIEF THE ACTUAL CONSIDERATION FOR THIS TRANSFER IS $10.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 11 day of February, 2021. 2022

Notary Public

MY COMMISSION EXPIRES: 5-9-2023
(AFFIX SEAL)

EMILY H. PROPHET
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 5-9-2023

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
EMILY SIERRA-SUE HINDMAN (NAME)	EMILY SIERRA-SUE HINDMAN (NAME)	092-060-341.00
2832 Clifton Ave #B	2832 Clifton Ave #B (ADDRESS)	
Nashville TN 37209 (CITY) (STATE) (ZIP)	Nashville TN 37209 (CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE, **HOME BASS RENTALS: NASHVILLE, LLC, A TENNESEE LIMITED LIABILITY COMPANY**, GRANTOR, HEREBY CONVEYS A ONE HUNDRED PERCENT (100.00%) UNDIVIDED INTEREST TO THE HEREINAFTER DESCRIBED PROPERTY TO **EMILY SIERRA-SUE HINDMAN**, HEREINAFTER CALLED THE GRANTEE.

A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Land in Davidson County, Tennessee, being part of Lot No. 62 on the Map of L. C. Thuss' Subdivision of part of the Barrow Lands of record in Plat Book 547, page 102, Register's Office of Davidson County, Tennessee, and part of an unnumbered lot immediately West of said Lot No. 62, on the Plan of Sam Lee's Lots, as of record in Plat Book 161, page 90, said Register's Office, described together as follows:

Beginning on the Northerly margin of Clifton Pike at the corner of Lot Nos. 61 and 62; thence with the margin of said Pike Westwardly 60 feet to a point; thence with the margin of said Pike Westwardly 60 feet to a point; thence Northwardly 151 feet, more or less, to the Southerly margin of an alley; thence with the margin of said alley Eastwardly 33 1/2 feet, more or less, to the Northeast corner of said Lot No. 62; thence Southwardly with the line between said two lots 150 feet, more or less, to the point of beginning.

Being the same property conveyed to **HOME BASS RENTALS: NASHVILLE, LLC, A TENNESEE LIMITED LIABILITY COMPANY by Quitclaim Deed from Emily Sierra Hindman, unmarried, dated December 1, 2016, recorded 12/06/16 of record in Instrument No. 20161206-0128005, Register's Office for Davidson County, TN.**

This is improved property, known as 2832 Clifton Avenue, Nashville, TN 37209
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

Witness our hands this 11th day of February, 2022.

HOME BASS RENTALS: NASHVILLE, LLC, A TENNESEE LIMITED LIABILITY COMPANY

NOTARY ACKNOWLEDGEMENT

Before me, the undersigned authority, a Notary Public of the State and county mentioned, personally appeared EMILY SIERRA-SUE HINDMAN with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged herself to be the MEMBER MANAGER of _____, **HOME BASS RENTALS: NASHVILLE, LLC, A TENNESSEE LIMITED LIABILITY COMPANY**, the within named bargainor, an LLC, and that such officer, executed the foregoing instrument for the purpose therein contained, by personally signing the name of the LLC, as MEMBER MANAGER.

Witness my hand, at office, this 11th day of February, 2022.

_____
NOTARY PUBLIC

My Commission Expires: 5-9-2023

EMILY H. PROPHET
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 5-9-2023

I, Emily Prophet, 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 2-11-22 (date of document).

Affiant Signature

2.11.22

Date

State of Tennessee

County of Rutherford

Sworn to and subscribed before me this 11 day of February 2022.

Richelle B. Montg

Notary's Signature

MY COMMISSION EXPIRES: June 21, 2025

Notary's Seal

