QUITCLAIM DEED

LINDSAY M. BLAKELY
STATE OF TENNESSEE
NOTARY PUBLIC
My Commission Expires on 09/02/2024
DAVIDSON COUNTY

LB-QCD-22-1037

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $0.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 8 DAY OF April, 2022

Notary Public

MY COMMISSION EXPIRES: _____ (AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

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

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
Carl Wittenberg, Married	new owner	
(NAME)	(NAME)	**042-04-0-023.00**
1360 Pond Creek Rd.		
(ADDRESS)	(ADDRESS)	
Ashland City, TN 37015		
(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, **2B INVESTMENTS, LLC, A TENNESSEE LIMITED LIABILITY COMPANY ,** hereinafter called the Grantor(s), has/have bargained and sold, and by these presents do/does transfer and convey unto **CARL WITTENBERG, MARRIED** hereinafter called the Grantee(s), his/her/its/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 THE SOUTHEASTERLY PART OF LOT NO. 5 ON THE MAP OF BRANSFORD REALTY COMPANY'S SUBDIVISION OF AMQUI OF RECORD IN PLAT BOOK 421, PAGE 38, IN THE REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, AS FOLLOWS:

BEGINNING AT A POINT IN THE CENTER LINE OF HIGHLAND CIRCLE, THE COMMON CORNER OF LOT NOS. 4 AND 5; THENCE WITH THE LINE BETWEEN SAID LOTS NORTH 5 DEGREES EAST 271 FEET TO A POINT IN THE SOUTH LINE OF THE PROPERTY CONVEYED TO B.F. FARRIS BY DEED OF RECORD IN BOOK 73, PAGE 366, SAID REGISTER'S OFFICE; THENCE ALONG FARRIS' SOUTHERLY LINE NORTHWESTERLY 80 FEET MORE OR LESS TO A POINT, THE NORTHEAST CORNER OF PROPERTY CONVEYED TO J.V. ELLIS AND WIFE, BY DEED OF RECORD IN BOOK 842, PAGE 14, SAID REGISTER'S OFFICE; THENCE ALONG ELLIS' EASTERLY LINE SOUTHERLY 311 FEET MORE OR LESS TO THE CENTER LINE OF THE HIGHLAND CIRCLE; THENCE WITH THE CENTER LINE OF HIGHLAND CIRCLE EASTERLY 88 FEET TO THE POINT OF BEGINNING.

BEING THE SAME PROPERTY CONVEYED TO 2B INVESTMENTS, LLC A TENNESSEE LIMITED LIABILITY COMPANY BY QUITCLAIM DEED FROM CARL WITTENBERG OF RECORD IN INSTRUMENT NO 20210915-0124137, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE. THE SAID PROPERTY IS NOT A MARITAL RESIDENCE.

This Instrument was prepared with information supplied by the Grantees. No title examination was performed to validate the accuracy of title. Therefore the preparer does not accept liability for this Instrument.

This is **improved** property known as: **1037 Highland Circle, Madison, Tennessee 37115**.

Karen Johnson Davidson County
Batch# 838651 **DEEDQC**
04/12/2022 12:34:00 PM 2 pgs
Fees: $12.00 Taxes: $0.00

20220412-0042321

Witness my/our hand(s) this the 8 day of APRIL, 2022.

2B INVESTMENTS, LLC, A TENNESSEE LIMITED LIABILITY COMPANY

By: Carl Wittenberg

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, 2B Investments, LLC, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this 8th of April, 2022.

Brittany Stewart
Notary Public
My Commission Expires: 11-3-2025
(SEAL)

RETURN TO:
Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212

