Karen Johnson Davidson County
Batch# 843637 DEEDQC
04/21/2022 03:07:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20220421-0046402

QUITCLAIM DEED

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 22nd DAY OF March, 2022.

Notary Public

MY COMMISSION EXPIRES: 9.20-25

(AFFIX SEAL)

LAUREN REYNOLDS
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY
MY COMMISSION EXPIRES SEPT 20, 2025

J-GK-21-4958

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)
Parker McCracken	Parker McCracken	
(NAME)	(NAME)	**147-07-0B-023.00CO**
2130 Whitney Ave,	2130 Whitney Ave.	
(ADDRESS)	(ADDRESS)	
Nashville, 37210	Nashville TN 37210	
(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, **GOLDEN KEY, 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 **PARKER MCCRACKEN** 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 Unit No. ~~E-5~~ 23, Parcel No. 23 on the Plan of Woodlea Place Townhomes of record in Plat Book 5050, Page 101, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Golden Key, LLC, A Tennessee Limited Liability Company by deed from Walter R. Dowlen or Jeanine Dowlen, Trustees of the Dowlen Family Trust of record in Instrument No. 20220127-0009875, Register's Office of Davidson County, Tennessee.

Golden Key, LLC, A Tennessee Limited Liability Company being also known as PMC Properties, LLC DBA Golden Key.

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: **4958 Edmondson Pike #23, Nashville, Tennessee 37211**.

Witness my/our hand(s) this the 22 DAY OF March, 2022.

Golden Key, LLC

BY: _____
Parker McCracken
Member

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, PARKER MCCRACKEN, to me known (or proved to me on the basis of satisfactory evidence) to be the person described in and who acknowledged himself/herself to be the MEMBER of GOLDEN KEY, LLC the within named bargainor, a limited liability company, and that he/she as such MEMBER executed the foregoing instrument for the purpose therein contained.

Witness my hand and official seal, this the 22nd of March, 2022.

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



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

Tennessee Certification of Electronic Document

I, Trudy Milliken, 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 03/22/2022 (date of document)

Affiant Signature

4-5-2022
Date

State of TN

County of Sumner

Sworn to and subscribed before me this 5th *day of* March, 2022.

Notary's Signature

MY COMMISSION EXPIRES: 3/1/25

NOTARY'S SEAL

KIM PERRY
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY