WHEN RECORDED RETURN TO
Midtown Title, LLC
1704 Charlotte Avenue, #105
Nashville, TN. 37203
File No. 1-17249-MC

Karen Johnson Davidson County
Batch# 854161 DEEDQC
05/12/2022 11:05:30 AM 5 pgs
Fees: $27.00 Taxes: $0.00
20220512-0054666

This instrument prepared by and after recording return to:

Thompson Burton PLLC
1801 West End Avenue, Suite 1550
Nashville, Tennessee 37220
Attn: Walt Burton, Esq.

QUIT CLAIM DEED

Address New Owner(s) as follows:	Send Tax Bills To:	Tax Parcel
9TH AVENUE NASHVILLE, LLC 2006 Acklen Avenue, Unit 120556 Nashville, TN 37212	9TH AVENUE NASHVILLE, LLC 2006 Acklen Avenue, Unit 120556 Nashville, TN 37212	081-12-0-162.00

FOR AND IN CONSIDERATION of the sum of Ten Dollars and No/100 ($10.00), cash in hand paid by the Grantee and other good and valuable consideration accepted as cash, the receipt and sufficiency of which are hereby acknowledged, **AMANI KELLY**, a married man (hereinafter referred to as "Grantor"), herein this day and does by these presents forever **QUITCLAIM** to **9TH AVENUE NASHVILLE, LLC**, a Tennessee limited liability company (hereinafter referred to as "Grantee"; the terms "Grantor" and "Grantee" to include their respective heirs, legal representatives, successors and assigns where the context requires or permits) all the right, title, interest, claim or demand which Grantor has or may have had in and to the real property described on **Exhibit "A"** attached hereto and made a part hereof by this reference together with all easements, appurtenances, improvements, and fixtures (the "Property"). This property is not a primary residence of the Grantor and as such is not subject to any homestead, dower or other marital interest.

[*Signatures Commence on Following Page*]

IN WITNESS WHEREOF, the Grantor has caused this instrument to be executed on this 3rd day of May, 2022

GRANTOR:

Name: AMANI KELLY

STATE OF TN §
§
COUNTY OF Davidson §

PERSONALLY APPEARED BEFORE ME, Jim Myers, a Notary Public in and for said State and County aforesaid, duly commissioned and qualified, personally appeared Amani Kelly with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself/herself to be the within-named bargainor, and that he executed the foregoing instrument for the purposes therein contained by signing his/her name.

IN WITNESS WHEREOF, I have hereunto set my hand and Notarial Seal on this 3rd day of May, 2022

NOTARY PUBLIC

My Commission Expires: 11-6-2024

(NOTARY SEAL)

JIM MYERS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

AFFIDAVIT OF VALUE

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

Subscribed and sworn to before me this 3rd day of May, 2022.

Affiant

Notary Public

My Commission Expires: 11-6-2024

JIM MYERS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

EXHIBIT "A"

Legal Description of the Property

Land in Davidson County, Tennessee, being Lot No. 196 on the Plan of McGavock's Town, North Nashville of record in Book 21, Page 23, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Said Lot No. 196 fronts 50 feet on the westerly side of 9" Avenue North and runs back between parallel lines 150 feet to an alley.

Being the same property conveyed to Amani Kelly, a married man, by Warranty Deed from Jennifer N. Coffin and Robert L. McCrary, Jr., wife and husband, dated May 18, 2018 and recorded on May 29, 2018, of record in Instrument No. 20180529-0050845, Register's Office for Davidson County, Tennessee.

Certificate of Authenticity

I, Storey Carver, 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 May 3, 2022.

Storey Carver
Affiant Signature

5/3/2022
Date

State of Tennessee
County of Davidson

Sworn to and subscribed before me this 3rd day of May 2022.

Rachel Marie Collins
Notary's Signature
My Commission Expires: 3-6-2024

Notary's Seal

