Karen Johnson Davidson County
Batch# 880579 DEEDQC
06/29/2022 11:56:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20220629-0075160

Prepared from information provided by the parties hereto without the benefit of a title search or title insurance. Preparer is not the person closing this transfer, and parties agree that preparer shall not be responsible for reporting this transfer pursuant to the Internal Revenue Code or other applicable law or regulation.

ADDRESS NEW OWNER:	Kingsley Hooper and Emily Hooper PO Box 60100 Nashville TN 37206
SEND TAX BILLS TO:	New Owner
MAP-PARCEL NOS.	082-09-0-190.00
Prepared by:	Cindy S. Smith, Attorney at Law Post Office Box 292004 Nashville, TN 37229 (Davidson Cty.Box 27-B)

QUITCLAIM DEED

FOR AND IN CONSIDERATION of Ten and No/100 Dollars ($10.00) and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, We, **HOOPER PROPERTY, LLC, a Tennessee limited liability company** (herein "Grantor") by these presents do hereby quitclaim and convey unto **Kingsley Hooper and wife, Emily Hooper**, (herein "Grantee") their successors and assigns, all of my interest in the following described tract or parcel of land in **DAVIDSON** County, Tennessee, to wit:

Land in Davidson County, Tennessee, Being the southerly 50 feet of Lot No. 30, as shown on the map entitled D.T. McGavock's First Addition to Nashville, of record as Book 10, Page 606, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Said part of said lot fronts 50 feet, more or less, on the easterly side of 4th Avenue North and runs back between parallel lines 177 feet, more or less, to an alley.

Being the same property conveyed to Hooper Property, LLC, a Tennessee Limited Liability Company, from Tennessee Loan Co., Inc., a Tennessee corporation, recorded on July 14, 2010, in Instrument No. 20100714-0055112, Register's Office for Davidson County, Tennessee.

This is improved property with a common address of 1316 4th Avenue, North, Nashville, TN 37208.

Said property is conveyed subject to such limitations, restrictions, and encumbrances as may affect the premises.

When necessary for proper construction, the singular shall include the plural and the plural the singular, and the reference to any gender shall include reference to the appropriate gender.

IN WITNESS WHEREOF, I have hereunto set my hand on this the 21st day of June 2022.

HOOPER PROPERTY, LLC, a Tennessee limited liability company

By: _____
Kingsley Hooper, MEMER

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and state, the within named Kingsley Hooper, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who upon his oath acknowledged himself to be the Member of HOOPER PROPERTY, LLC, a Tennessee limited liability company, the within named bargainor, and that he as such Member executed the within instrument for the purposes therein contained by signing the name of the company by the said Kingsley Hooper as such Member and on company's behalf and as company's free act and deed.

Witness my hand and official seal at office, this 21st day of June 2022.

Notary Public
My Commission Expires:_____

CINDY S. SMITH
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires JULY 9, 2024

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration for this transfer is $ZERO.

Affiant

Subscribed and sworn to before me this 21 day of June 2022.

Notary Public
My Commission Expires _____

CINDY S. SMITH
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires JULY 9, 2024

AFFIDAVIT FOR RECORDING

I, Cindy S. Smith, 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 June 21, 2022 (date of document).

Cindy S. Smith, Affiant

06/28/22

Date

State of Tennessee

County of Davidson

Sworn to and subscribed before me on this 28th day of June, 2022.

Notary

MY COMMISSION EXPIRES:

SARAH CUNNINGHAM STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY My Commission Expires MARCH 21, 2026