Karen Johnson Davidson County
Batch# 889101 DEEDQC
07/14/2022 10:27:32 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20220714-0080937

THIS INSTRUMENT PREPARED BY:

Attorneys Title Company, Inc.
2927 Berry Hill Drive
Nashville, Tennessee 37204

Box 14

ADDRESS NEW OWNER AS FOLLOWS:	SEND TAX BILLS TO:	PARCEL ID
Kimberly Oliver 524 McIver Street Nashville TN 37211	Truxton Trust 4525 Harding Road Suite 300 Nashville TN 37205	119-13-0-250.00

QUITCLAIM DEED

For and in consideration of the sum of One ($1.00) Dollar, cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Kimberly Oliver, sole member, of Foo Nations LLC, a Tennessee limited liability company**, hereinafter called the Grantor, by these presents does transfer and quitclaim unto **Kimberly Oliver**, hereinafter called the Grantee, her heirs and assigns, all of Grantor's interest in a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows: to-wit:

A certain tract of Land in Davidson County. Tennessee. Described as follows, to-wit: Land in Davidson County Tennessee being a part of a tract marked "reserved" at line at the rear of lots 32, 31, and a portion of 30 on the Map of H.G. McNabb Subdivision, as of record in Book 1130, Page 64, Register's Office for Davidson County, Tennessee. Said part Lot, marked "Reserved" fronts 72 feet on the northerly margin of McIver and extends back 167 feet (more or less) on the Easterly line and 168 feet (more or less) on the Westerly line to a line in the rear measuring 86 feet more or less) thereon.

BEING the same property conveyed to Foo Nations, LLC, a Tennessee limited liability company by Warranty Deed dated December 11, 2020, from Homeofcapital, LLC, a Tennessee limited liability company, of record in Instrument No. 20201216-0148923, Register's Office for Davidson County, Tennessee

Commonly known as: 524 McIver Street Nashville TN 37211

This conveyance is subject to such restrictions, encumbrances and easements as may appear of record.

This Quitclaim Deed has been executed and delivered by Foo Nations, LLC a Tennessee limited liability company, by Kimberly Oliver, sole member in order to vest ownership of the property in Kimberly Oliver

THIS INSTRUMENT HAS BEEN PREPARED UPON INFORMATION PROVIDED BY THE PARTIES AND THE PREPARER HAS NOT CONDUCTED ANY TITLE EXAMINATION INDEPENDENT FROM THE TITLE MATERIALS SUPPLIED BY THE PARTIES. THE PREPARER MAKES NO WARRANTIES OR REPRESENTATIONS REGARDING THE STATUS OF TITLE TO THE PROPERTY.

IN WITNESS WHEREOF, this instrument has been executed this 5th day of July 2022.

Kimberly Oliver

Foo Nations, LLC, a Tennessee limited liability company
By: Kimberly Oliver

STATE OF TENNESSEE]
COUNTY OF DAVIDSON]

BEFORE me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared Kimberly Oliver, sole member of Foo Nations LLC, a Tennessee limited liability company, 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 executed the foregoing instrument for the purposes therein contained.

WITNESS my hand, at office this 5th day of July 2022.

JENNIFER F. PERRY
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

Notary Public
My Commission Expires: 8/7/24

STATE OF TENNESSEE]
COUNTY OF DAVIDSON]

The actual consideration for this transfer is $-0-.

Brooke Formosa

Affiant

Subscribed and sworn to before me this 5th day of July 2022.

ALLISON FOREE
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
MY COMM. EXPIRES 11/06/2023

Allison Foree

Notary Public
My commission Expires: 11/06/2023