Karen Johnson Davidson County
Batch# 932401 DEEDQC
10/21/2022 09:54:33 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20221021-0114725

QUITCLAIM DEED

SHERRI D. HOLLARS
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

State of Tennessee
County of Davidson

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

Affiant

Subscribed and sworn to before me, this the 19th day of October, 2022.

Notary Public

My commission expires: 8/6/2023

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Attorneys Title Company, Inc.
2927 Berry Hill Drive, Nashville, TN 37204-3126

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers
FTS Investments, LLC, a Tennessee limited liability company	**"NEW OWNER"**	**162-090-C-571-00.co**
829 Gale Lane		
Nashville, TN 37204		

FOR AND IN CONSIDERATION OF THE SUM OF ONE DOLLAR, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE,

Family Trust Services, LLC, a Tennessee limited liability company

HEREINAFTER CALLED THE GRANTOR, HAVE QUITCLAIMED, AND BY THESE PRESENTS DO HEREBY CONVEY UNTO

FTS Investments, LLC, a Tennessee limited liability company

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, ALL OF THE GRANTOR'S INTEREST IN AND TO A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

BEING Unit No. A, located on Lot No. 35, Phase I, on the Plan of Cedarwood Condominiums, Revised No. 2, Lots 15 through 44, Section 6, Cedarwood Estates, of record in Plat Book 5200, Page 349, Register's Office for Davidson County, Tennessee, to which plan reference is here made for a more complete description.

BEING the same property conveyed to Family Trust Services, LLC, a Tennessee limited liability company by Warranty Deed dated January 18, 2018, from Lee L. Lynn, surviving tenant by the entirety of record in Instrument No. 20180122-0006190, Register's Office for Davidson County, Tennessee.

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

NO BOUNDARY SURVEY WAS MADE AT THE TIME OF THIS CONVEYANCE, WITH THE LEGAL DESCRIPTION BEING THE SAME AS THE PREVIOUS DEEDS OF RECORD.

THIS INSTRUMENT HAS BEEN PREPARED BY THE FIRM OF ATTORNEYS TITLE COMPANY, INC., BASED UPON VERBAL INFORMATION AND DIRECTIONS FROM THE RESPECTIVE PARTIES. THE PARTIES ACKNOWLEDGE AND UNDERSTAND THAT SAID FIRM HAS RELIED ON INFORMATION PROVIDED TO IT AND DOES NOT REPRESENT THE ACCURACY THEREOF.

This is improved property, known as 571 Cedar Drive, Nashville, TN 37211.

Witness my/our hand(s) this 19th day of October, 2022.

Family Trust Services, LLC, a Tennessee limited liability company

By: _____
Scott Stephens, sole member

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public, within and for the State and County aforesaid, personally appeared **Scott Stephens**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the **sole member** of **Family Trust Services, LLC**, within named bargainor, **a Tennessee limited liability company**, and that he as such **sole member**, being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the **Tennessee limited liability company** by himself as such **sole member.**

Witness my hand and official seal at Nashville, Tennessee, this **19th day of October, 2022.**

_____
Notary Public

My Commission Expires: 8/6/2023

SHERRI D. HOLLARS
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON