QUITCLAIM DEED



B-UB-23-761

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 14 DAY OF February, 2023.

Notary Public

MY COMMISSION EXPIRES: _____ (AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY (and please return to):

Rudy Title & Escrow, LLC
2012 21st Ave S
Nashville, TN, 37212

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
Marcus Briley Heflin and Samuel Allen Douthit	**New Owners**	
(NAME)	(NAME)	**075120C00200CO**
1212 Laurel St #812		
(ADDRESS)	(ADDRESS)	
Nashville, TN 37203		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of ZERO DOLLARS, cash in hand, paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, **Douthit Investment Group, LLC, a Tennessee limited liability company,** hereinafter called the Grantor, by these presents does hereby convey, assign, and quitclaim unto **Marcus Briley Heflin and Samuel Allen Douthit, as tenants in common,** hereinafter called the Grantees, their heirs, successors, and assigns, all Grantor's right, title, and interest in and to 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 1602, as shown on the map entitled Resubdivision of Phase One, Brookside Park Townhomes, a Horizontal Property Regime with Private Elements, of record in Instrument No. 20000107-0002402, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to **Douthit Investment Group, LLC, a Tennessee limited liability company,** by Quitclaim Deed from **Marcus Heflin and Samuel Allen Douthit,** of record in Instrument No. 20151104-0112267, Register's Office for Davidson, Tennessee.

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.

Karen Johnson Davidson County
Batch# 972428 DEEDQC
02/21/2023 10:27:35 AM 2 pgs
Fees: $12.00 Taxes: $0.00



20230221-0012082

This is **improved** property known as: **761 Tulip Grove Road, Apt 1602, Hermitage, Tennessee 37076**.

Witness our hands this the 14 day of February, 2023.

Douthit Investment Group, LLC

Marcus Briley Heflin
Member

Samuel Allen Douthit
Member

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **Marcus Briley Heflin and Samuel Allen Douthit,** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they as Members of Douthit Investment Group, a Tennessee limited liability company, the within named bargainor, executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 14 day of February, 2023.

Notary Public

My Commission Expires:

