Karen Johnson Davidson County
Batch# 973300 DEEDQC
02/22/2023 02:18:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20230222-0012589

THIS INSTRUMENT PREPARED BY:

Lockeland Law Group
202 South 11th Street
Nashville, TN 37206
615.650.5100

QUITCLAIM DEED

This deed is prepared with information provided by the client/owner and without the benefit of a title search and/or examination.

Address of New Owner(s):	Send Tax Bills to:	Map/Parcel:
A+ Investments, LLC 1233 Bellshire Drive Nashville, TN 37207	New Owner	Formerly Map/Parcel 09207019100

FOR AND IN CONSIDERATION of the sum of One Dollar ($1.00), cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, **ALVIN HALL, III**, by these presents does hereby quitclaim and convey unto **A+ INVESTMENTS, LLC, A TENNESSEE LIMITED LIABILITY COMPANY**, its successors and assigns, all their rights, title and interest in and to the following described tract of land:

Land in Davidson County, Tennessee, being Lot No. 23 and 24 on the Plan of Dr. J. B. Davis' Subdivision of record in Plat Book 161, Page 123, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Michael Davis by Warranty deed from Johnny Burroughs and wife, Linda Burroughs of record in Instrument No. 20130801-0080039 Register's Office for Davidson County, Tennessee, dated July 31, 2013 and recorded on August 1, 2013.

Being the same property conveyed to Dorothy J. Hall by Quitclaim deed from Michael Davis of record in Instrument No. 20141121-0107532 Register's Office for Davidson County, Tennessee, dated November 21, 2014 and recorded on November 21, 2014.

Being the same property conveyed to Alvin Hall, III by Quitclaim deed from Dorothy J. Hall and Alvin Hall, III of record in Instrument No. 20221107-0119605 Register's Office for Davidson County, Tennessee, dated November 4, 2022 and recorded on November 7, 2022.

Being the same property conveyed to Alvin Hall, III by Quitclaim deed from Alvin Hall, III of record in Instrument No. 20230112-0002732 Register's Office for Davidson County, Tennessee, dated January 12, 2023 and recorded on January 12, 2023.

Being the same property conveyed to Alvin Hall, III by Quitclaim deed from Alvin Hall, III of record in Instrument No. 20230112-0002734 Register's Office for Davidson County, Tennessee, dated January 12, 2023 and recorded on January 12, 2023.

IN WITNESS WHEREOF, the undersigned has executed this Quitclaim Deed on this 21st day of February 2023.

A+ Investments, LLC,
a Tennessee limited liability company

By: _____
Alvin Hall, III – Sole Member

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for the County and State, the within named Alvin Hall, III, 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 A+ Investments, LLC, a Tennessee limited liability company, and that he, acting in such capacity, and authorized so to do, executed the foregoing instrument on behalf of said company for the purposes therein contained.

Witness my hand and seal this 21st day of February 2023.

_____
Notary Public

My Commission Expires: 9/8/25

JOHN QUINTON HORNER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 09-08-2025

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer is $ 0.00.

Subscribed and sworn to before me this the
21st day of February 2023.

_____
Affiant

My commission expires:
(Affix Seal)

_____
Notary Public

JOHN QUINTON HORNER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 09-08-2025

Tennessee Certification of Electronic Document

I, Steven T. Morris 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 February 22, 2023 (date of document).

Affiant Signature

February 22, 2023

Date

State of TN

County of Davidson

Sworn to and subscribed before me this 22nd day of February, 2023.

CATHERINE DESIMONE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 11-06-2023

Notary's Signature

MY COMMISSION EXPIRES: 11/06/2023