ZED BY:
CHASE G. NEELY, ATTORNEY AT LAW
1905 WARFIELD DR
NASHVILLE, TN 37215

ADDRESS NEW OWNER	MAP-PARCEL NUMBERS:	SEND TAX BILLS TO:
Little Star, LLC **7329 Riverfront Dr** **Nashville, TN 37221**	#106-15-0-035 00	Same

QUITCLAIM DEED

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, **KEVIN A. LANE AND LESLIE S. LANE** ("Grantor"), by these presents does hereby sell, assign, and quitclaim to the **LITTLE STAR, LLC** ("Grantee"), and its successors and assigns, an undivided fee simple interest in all of Grantor's right, title, and interest in and to certain land in Davidson County, Tennessee, being more particularly described in Exhibit A, which is attached hereto and incorporated herein by reference (the "Property").

This is improved Property known as 917 Crownhill Dr, Nashville, TN 37217

The Property is conveyed expressly subject to all limitations, restrictions, and encumbrances as may affect the Property

STATE OF TENNESSEE
COUNTY OF ~~Davidson~~ Williamson

The actual consideration for this transfer is $0 00

Kevin Lane, Affiant

Leslie Lane, Affiant

Karen Johnson Davidson County
Batch# 994316 DEEDQC
04/20/2023 10 42 14 AM 3 pgs
Fees $17 00 Taxes $0 00

20230420-0029120

Subscribed and sworn to before me this 20th day of April, 2023.

Notary Public

My Commission Expires:

12/12/2024

JEREMY ODEN
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

IN WITNESS WHEREOF, the Grantor has executed this Deed as of this 20 day of April, 2023.

GRANTOR

Kevin Lane

Leslie Lane

STATE OF TENNESSEE)
COUNTY OF ~~DAVIDSON~~) Williamson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Kevin & Leslie Lane, the within named bargainor, with whom I am personally acquainted (or whose identity was proved to me on the basis of satisfactory evidence) and who upon oath acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and seal at office in Nashville, TN, on this the 20th day of April, 2023

Notary Public

My Commission Expires:

12/12/2024

JEREMY ODEN
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

EXHIBIT A

LEGAL DESCRIPTION

THE LAND REFERRED TO HEREIN BELOW SI SITUATED IN THE COUNTY OF DAVIDSON, STATE OF TENNESSEE, AND IS DESCRIBED AS FOLLOWS·

SAID PROPERTY IS DESCRIBED TO WIT·
LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO 42 ON THE PLAN OF HILL-N-DALE ACRES, OF RECORD IN PLAT BOOK 2900, PAGE 33, REGISTER'S OFFICE FOR DAVIDSON COUNTY, AS FOLLOWS·
SAID LOT NO 24 FRONTS 100 FEET ON THE WESTERLY MARGIN OF CROWNHILL DRIVE AND EXTENDS BACK BETWEEN LINES. MEASURING 149 1 FEET ON THE NORTHERLY SIDE AND 49 2 FEET ON THESOUTHERLY SIDE TO A DEADLINE IN THE REAR MEASURING 142 FEET THEREON

BEING THE SAME PROPERTY CONVEYED TO KEVIN LANE AND LESLIE LANE, HUSBAND AND WIFE. BY SPECIAL WARRANTY DEED OF RECORD FROM FIRSTBANK IN INSTRUMENT NUMBER
2014051400412278 REGISTER'S OFFICE FOR DAVIDSON COUNTY. TENNESSEE

THIS CONVEYANCE IS SUBJECT TO ANY AND AL EXISTING EASEMENTS AND RESTRICTIONS OF RECORD, INCLUDING BUT NOT LIMITED OT THOSE MATTERS ON THE PLAN OF RECORD NI PLAT 2900, PAGE 3, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.
THE FOREGOING LEGAL DESCRIPTION SI THE SAME AS CONTAINED NI THE PREVIOUSLY RECORDED DEED
THIS IS IMPROVED PROPERTY KNOWN AS 917 CROWNITILL DRIVE, NASHVILLE, TENNESSEE 37217

Parcel ID: 106-15-0-035 00

Commonly known as 917 Crownhill Drive, Nashville, TN 37217 However, by showing this address no additional coverage ıs provided.

The instrument constituting the source of the Borrower's interest in the foregoing described property was a Warranty Deed recorded in Instrument· 20190613-0057022 in the Register's Office of Davidson County. Tennessee