RETURN TO:
PREMIER ESCROW, LLC
4301 HILLSBORO PIKE, STE 300
NASHVILLE, TN 37215

BOX 10-A

Karen Johnson Davidson County
Batch# 995333 DEEDQC
04/24/2023 10 48 14 AM 2 pgs
Fees $12 00 Taxes $0 00
20230424-0029893

This Instrument Prepared By
Premier Escrow, LLC
4301 Hillsboro Road, Suite 300
Nashville, Tennessee 37215

QUITCLAIM DEED

ADDRESS NEW OWNER:	SEND TAX BILLS TO	MAP & PARCEL:
OB Investment Group, LLC 2607 Lost Cove Court Bowling Green, KY 42104-4700	New Owner	081-11-0-285 00

KNOW ALL MEN BY THESE PRESENTS that for the sum of Ten and No/100 ($10 00) Dollars, cash in hand paid, **Terry L. Obee and Christine E. Obee** do hereby quitclaim and by these presents do transfer and convey all of my right, title and interest unto **OB Investment Group, LLC,** its successors and assigns to the following tract of land in Davidson County, Tennessee described as follows:

Land in Davidson County, Tennessee, being the southerly 30 feet of lot 338 in the Plan of Lots in the old Second Ward of Nashville, Tennessee, formerly the 13th Civil District of Davidson County, Tennessee; called the addition to the Town of McGavock, which plan of record in Plat Book 21, page 41 of the Register's Office of said County; said lot fronting 30 feet on the westerly side of 16th Avenue North, and extending back between parallel lines 170 feet to a 16 foot alley.

Being the same property conveyed to Terry L. Obee and Christine E. Obee, husband and wife by Warranty Deed from Clarence Summey, a married person, of record in Instrument No. 20220128-0010220, Register's Office for Davidson County, Tennessee.

Being also known as 1603 16th Avenue N., Nashville, TN 37208.

Said property is conveyed subject to such limitations, restrictions, and encumbrances as may affect the premises

Witness my hand this 21 day of April, 2023

TERRY L OBEE

CHRISTINE E OBEE

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned notary public of the state and county aforementioned, personally appeared Terry L. Obee and Christine E. Obee, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who, upon oath, executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal this 21st day of April, 2023

D. DYLAN POTTER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 11-3-2025

Commission expires

Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer is $0 00

Affiant

Subscribed and sworn to before me, this the 21 day of April, 2023

JOSEPH WHITE
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

Notary Public