QUITCLAIM DEED

Karen Johnson Davidson County
Batch# 998443 DEEDQC
05/02/2023 10 14 22 AM 2 pgs
Fees $12 00 Taxes $0 00

20230502-0032334

B-UB-23-613

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 27 DAY OF April, 20 23

Notary Public

MY COMMISSION EXPIRES 09.07.2026

(AFFIX SEAL)

STEPHEN DRUMMOND
TENNESSEE NOTARY PUBLIC
My Comm Exp. September 07, 2026
COUNTY OF DAVIDSON

THIS INSTRUMENT WAS PREPARED BY
Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP / PARCEL NUMBER (S)
Douthit Investment Group, LLC	**New Owners**	
(NAME)	(NAME)	**071-05-0-021 00**
1212 Laurel St #812		
(ADDRESS)	(ADDRESS)	
Nashville, TN 37203		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid by the hereinafter named Grantee(s), and other good and valuable consideration, the receipt of which is hereby acknowledged, **MARCUS BRILEY HEFLIN AND SAMUEL ALLEN DOUTHIT,** hereinafter called the Grantor(s), by these presents do/does hereby convey, assign and quitclaim unto **DOUTHIT INVESTMENT GROUP, LLC, A TENNESSEE LIMITED LIABILITY COMPANY** hereinafter called the Grantee(s), his/her/its/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 part of Lot No 4 on the Map of Part of Free Silver Plan of record in Plat Book 161, Page 76, in the Register's Office for Said County, and described according to a survey made by Norris H Hickerson, Engineer, November 20, 1954 as follows

Beginning at an iron pin on the Northerly margin of Old Young's Lane, 452 1 feet West of an iron pin at the intersection of the West line of Whites Creek Pike, being Powell's Southwest Corner, thence with Powell's West line, North 17 Degrees, West 202 8 feet to a point on the Southerly margin of Trinity Lane, said point being in a wire fence, being Woodruff's line, thence with Woodruff's line, along said old fence, South 27 Degrees, 45 Minutes West 78 1 feet to an iron pin in Benson's Northeast Corner, thence with his East line South 18 Degrees, 15 Minutes East 155 feet to an iron pin in the North margin of Old Young's Lane, thence with the margin of said lane, North 60 Degrees 45 minutes East 50 feet to the beginning

Being the same property conveyed to Marcus Briley Heflin and Samuel Allen Douthit by Quitclaim Deed from Douthit Investment Group, LLC, a Tennessee Limited Liability Company of record in Instrument No 20230221-0012110, Register's Office for Davidson County, 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

This is **improved** property known as **613 Youngs Ln, Nashville, Tennessee 37207**

Witness my/our hand(s) this the 27 day of April, 2023

Marcus Briley Heflin

Samuel Allen Douthit

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, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she executed the within instrument for the purposes therein contained

Witness my hand and official seal, this the 27 of April 2023

Notary Public
My Commission Expires: 09.07.2026
(SEAL)

STEPHEN DRUMMOND
TENNESSEE NOTARY PUBLIC
My Comm Exp September 07, 2026
COUNTY OF DAVIDSON

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, SAMUEL ALLEN DOUTHIT, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she executed the within instrument for the purposes therein contained

Witness my hand and official seal, this the 28th of April 2023

Notary Public
My Commission Expires: 09.07.2026
(SEAL)

STEPHEN DRUMMOND
TENNESSEE NOTARY PUBLIC
My Comm Exp September 07, 2026
COUNTY OF DAVIDSON

RETURN TO:
Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212