Karen Johnson Davidson County
Batch# 1075089 DEEDQC
11/27/2023 10:15:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20231127-0091371

THIS INSTRUMENT WAS PREPARED BY: STEWART TITLE COMPANY 100 BLUEGRASS COMMONS BLVD, SUITE 110 HENDERSONVILLE, TN 37075 THIS INSTRUMENT WAS PREPARED FROM INFORMATION PROVIDED BY THE PARTIES. NO TITLE SEARCH WAS PERFORMED AND NO WARRANTIES ARE MADE BY THE DRAFTER. NO LEGAL OR TAX ADVICE HAS BEEN PROVIDED BY THE DRAFTER.	STATE OF TENNESSEE COUNTY OF SUMNER THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $0.00. Katelyn Wilkerson AFFIANT SUBSCRIBED AND SWORN TO BEFORE ME, THIS 22nd DAY OF NOVEMBER, 2023. Kayla Adams NOTARY PUBLIC MY COMMISSION EXPIRES:

KAYLA ADAMS
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY
My Commission Expires 04-23-2024

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILL TO:	MAP-PARCEL NUMBERS:
Inspired Investments, LLC	Same as new owner	150-02-0-364.00
(NAME)	(NAME)	
100 E Ridgeview Trace		
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Hendersonville TN 37075		
(CITY) (STATE) (ZIP CODE)	(CITY) (STATE) (ZIP CODE)	

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) cash in hand paid by the hereinafter GRANTEE, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, **Tangible Assets , LLC, a Tennessee Limited Liability Company**, hereinafter called "GRANTOR", by these presents, does hereby quitclaim and convey unto, **Inspired Investments, LLC, A Tennessee Limited Liability Company**, hereinafter called "GRANTEE", his successors, heirs and assigns all of its rights, title and interests in and to a certain tract or parcel of land inf Davidson County, State of Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 23-B on the Plan of Zone Lot Division Lots 18, 21, 22, 23, 24 & 46, Harbor Gate Section One, Revised, of record in Book 5200, Page 712, amended in Book 6250, Page 344, Register's Office for Davidson County, reference to which is hereby made for a more complete description of the property.

Being the same property conveyed to Anne E. Connor by Warranty Deed from Cecilia Caryl Phillips, married, dated 01/22/1999, of record in Book 11315, Page 771, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to M. Norris Jenkins, Trustee by Quitclaim Deed from Anne E. Connor dated 10/25/1999, of record in Book 11718, Page 129, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Nona M. Connor and Anne E. Connor by Quitclaim Deed from M. Norris Jenkins, Trustee, dated 10/25/1999, of record in Book 11718, Page 129, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Nona M. Connor by Quitclaim Deed from Anne E. Connor, dated 10/29/1999, of record in Instrument 20000222-0017028, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to John William Connor by Quitclaim Deed from Nona M. Connor, dated 07/06/2023, of record in Instrument No. 20230710-0052699, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Tangible Assets, LLC, A Tennessee Limited Liabiilty Company, by Warranty Deed from John William Connor, a widower, dated 11/13/2023 and recorded 11/13/2023 of record in Instrument No. 20231113-0088344, Register's Office for Davidson County, Tennessee.

This conveyance is further subject to (1) all applicable zoning ordinances (2) utility, sewer, drainage and other easements of record, (3) all subdivision/condominium assessments, covenants, bylaws, restrictions, declarations and easements of record, (4) building restrictions, and (5) other matters of public record.

This is improved property known as: 737 Lake Terrace Drive Nashville, TN 37217

WITNESS my/our hands this 22nd day of NOVEMBER 2023.

Tangible Assets, LLC, a Tennessee Limited Liability Company

David K. Irwin

By: David K. Irwin, Sole Member

STATE OF TENNESSEE
COUNTY OF SUMNER

Before me, the undersigned, of the state and county aforesaid, personally appeared **David K. Irwin** 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 Member of Tangible Assets, LLC, the within named bargainor, a Tennessee limited liability company, and that he as such Member, executed the foregoing instrument for the purposes therein contained, by signing the name of the company by himself as Sole Member.

Witness my hand and official seal this 22nd day of NOVEMBER 2023.

Notary Public

JANET L. ADAMS
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY
My Commission Expires 01-31-2024

My Commission Expires: _____

CERTIFICATE OF AUTHENTICITY

I, Janet L. Adams do hereby make oath that I am a licensed attorney and/or 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 11-22-23.

Affiant
Date: 11-27-23

STATE OF TENNESSEE
COUNTY OF SUMNER

Sworn to and subscribed before me this 27th day of Nov., 2023

Notary Public

My Commission Expires: _____

KAYLA ADAMS
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY
My Commission Expires 04-23-2024