Karen Johnson Davidson County
Batch# 1093180 DEEDQC
01/24/2024 08:41:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20240124-0004532

QUITCLAIM DEED

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $0.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS 22nd DAY OF JANUARY, 2024..

Notary Public

COMMISSION EXPIRES:
(AFFIX SEAL)

AMANDA MAYNOR STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires 09-07-2026

THIS INSTRUMENT WAS PREPARED BY:
Foundation Title & Escrow Series, LLC, 277 Mallory Station Rd, Suite 102, Franklin, TN 37067

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILL TO:	MAP-PARCEL NO(S).:
DAVID J. CRAVER	NEW OWNER	083 09 0 321.00
(Name) 1423 Gartland Avenue		
(Address) Nashville, TN 37206		

FOR GOOD AND VALUABLE CONSIDERATION, the receipt and sufficiency of which are hereby expressly acknowledged, the undersigned, Gartland Exchange, LLC, A Georgia Limited Liability Company, hereinafter referred to as Grantor, hereby quitclaim to David J. Craver, a married man, their heirs and assigns forever, all of their right, title and interest which said Grantor has in the following described real estate, situated in Williamson County, State of Tennessee, to wit

Land in Davidson County, Tennessee, being Lot No. 100 on the Plan of Subdivision of the A.V.S. Lindsley 29 Acre Tract of record in Plat Book 57, Page 66, 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 Gartland Exchange, LLC, A Georgia Limited Liability Company, from Mary R. Carpenter, A Single Woman and Jonathan H. Wellemeyer, A Single Man, by Warranty Deed dated May 19th, 2023 and recorded on May 23, 2023 in Instrument No. 20230523-0038857, Register's Office for Davidson County, Tennessee.

David Craver having become Sole Member of Gartland Exchange, LLC pursuant to that "Assignment of Membership Interest and Resignation of Manager" effective November 6, 2023, and executed by Stewart, Melvin & Front, LLP, David Craver and Gartland Exchange, LLC.

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

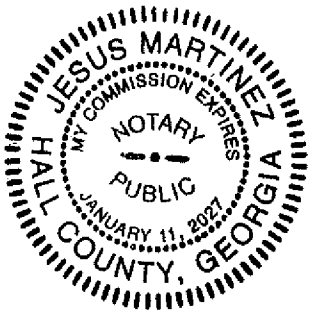
IN WITNESS WHEREOF, the said Gartland Exchange, LLC, has hereunto set their signature, on this the 11 day of January, 2024.

Gartland Exchange, LLC.
By: David J. Craver, Sole Member

STATE OF GEORGIA
COUNTY OF HALL

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared David J. Craver, 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, and is authorized to execute the instrument on behalf of Gartland Exchange, LLC, the within named bargainor, and that he as such Sole Member, executed the foregoing instrument for the purposes therein contained, by signing the name of the LLC by himself as Sole Member.

Witness my hand and official seal, this the 11 day of January, 2024.



Notary Public

My Commission Expires:

(SEAL)

True Copy Certification for Recording Purposes

I, _____, do hereby make oath that I am the custodian of the electronic version of the attached document tendered for registration herewith, and that this is a true and correct copy of the original document executed and authenticated according to law.

_____
Signature of Custodian/Certifier

State of Tennessee County of Williamson SS:

Before me, _____, a notary public for this county and state, personally appeared _____ (certifier), with who I am personally acquainted, and who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

_____
Notary's Signature S-E-A-L Comm exp: _____

Certificate of Authenticity

I, Tonya Loftin, 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

January 11, 2024

Date

Tonya Loftin

Affiant Signature

January 23, 2024

Date

State of Tennessee

County of Rutherford

Sworn to and subscribed before me this 23rd day of January, 20 24.

Notary's Signature

CHRISTIE PERRY
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY
MY COMMISSION EXPIRES 6-22-2026

My Commission Expires: _____

Date

Notary's Seal (if on paper)