Karen Johnson Davidson County
Batch# 1116055 DEEDQC
03/27/2024 03:53:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20240327-0021488

THIS INSTRUMENT PREPARED BY:
Freedom Title Services
135 Center Pointe Dr.
Clarksville, TN 37040

Map and Parcel No(s).: 119 11 0 112.00

NEW OWNER:
WES. N. CO INVESTMENTS, LLC
1638 VISTA LANE
CLARKSVILLE, TN 37043

SEND TAX BILLS TO:
SAME AS ABOVE

QUITCLAIM DEED

This instrument was prepared from information provided by the parties. No title search was performed and no warranties are made by the drafter. By signing this document, both parties acknowledge that no legal or tax advice was rendered by the drafter.

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars cash in hand paid, **WA INVESTMENT VENTURES, LLC, A TENNESSEE LIMITED LIABILITY COMPANY**, by this instrument, **QUITCLAIMS** all of the interest of Grantor in the hereinafter described property unto **WES. N. CO INVESTMENTS, LLC, A TENNESSEE LIMITED LIABILITY COMPANY,** its successors and assigns forever, the property described as follows:

LAND SITUATED IN DAVIDSON COUNTY, TN

BEING LOT NO 43 ON THE PLAN OF THOMPSON LANE PARK, OF RECORD IN BOOK 2331, PAGE 138, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH REFERENCE IS HEREBY MADE FOR A M ORE COMPLETE AND ACCURATE DESCRIPTION OF SAID PROPERTY.

THIS BEING THE SAME PROPERTY CONVEYED UNTO WA INVESTMENT VENTURES, LLC, BY WARRANTY DEED FROM DIANE ALLYSON MOORE, UNMARRIED, KIMBERLY ANN MOORE, UNMARRIED, AND KEVIN ALAN MOORE, UNMARRIED, DATED MAY 25, 2023, OF RECORD IN INSTRUMENT NO 20230530-0040727, IN THE REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

This is improved property, known as 209 JOPLIN CT, Nashville, TN 37210.

Whenever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

WES. N. CO INVESTMENTS, LLC

BY: _____
WYATT CHITTENDEN, MEMBER

STATE OF TENNESSEE
COUNTY OF MONTGOMERY

Before me, the undersigned authority, a Notary Public of the State and County mentioned, personally appeared **WYATT CHITTENDEN**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be a Member of **WES. N. CO INVESTMENTS, LLC**, the within named bargainor, a Tennessee Limited Liability Company, and that such Member, executed the foregoing instrument for the purpose therein contained, by personally signing the name of the Limited Liability Company as Member.

Witness my hand and official seal at, the City of Clarksville, State of Tennessee, this 27th day of March, 2024.

_____
Notary Public
My Commission Expires: 2/18/26

J. VANZANT
STATE OF TENNESSEE NOTARY PUBLIC
MONTGOMERY COUNTY

STATE OF TENNESSEE
COUNTY OF MONTGOMERY

The actual consideration for this transfer is none.

_____
AFFIANT

Sworn to and subscribed before me, this 27th day of March, 2024.

_____
Notary Public
My Commission Expires: 2/18/26

J. VANZANT
STATE OF TENNESSEE NOTARY PUBLIC
MONTGOMERY COUNTY

TENNESSEE CERTIFICATION OF ELECTRONIC DOCUMENT

I, Saedra Byard, do hereby make oath that I am a licensed attorney and/or custodian of the original version of the electronic document tendered for refistration herewith and that the electronic document is a true and exact copy of the original document executed and authenticated according to law on March 27, 2024 (date of document).

Affiant Signature

3/27/24

Date

State of Tennessee
County of Montgomery

Sworn to and subscribed before me this 27 day of March, 2024.

Notary Signature

My Commission Expires: 8-13-25
Notary Seal

TAYLOR ROUGEMONT
STATE OF TENNESSEE NOTARY PUBLIC
MONTGOMERY COUNTY