Karen Johnson Davidson County
Batch # 1121653 DEEDQC
04/11/2024 10:07:59 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20240411-0025736

Prepared by:
Muralidhar Bethi
403 Greenwood Avenue
Clarksville TN 37040

QUITCLAIM DEED

Address of New Owner:
Image Brand
1451 Elm Hill Pike, Suite 317
Nashville TN 37210

Send Tax Bills to:
Image Brand
1451 Elm Hill Pike,
Suite 317
Nashville TN 37210

Map-Parcel:
11 4-00-0-237.00

For and in consideration of the sum of Ten Dollars ($10.00) cash in hand paid by the hereinafter named grantee(s), and other consideration, the receipt of all of which is hereby acknowledged, **Vidya R. Bethi,** does hereby quitclaim and transfer to **Image Brand,** all of their rights, title and interest in the following parcel of real estate located in **Davidson County, Tennessee** and being further described as follows:

A certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

Beginning at a point in the center of Old Charlotte Pike, said point being the northeast corner of the Walter C. Andrews 15 acre Tract: thence north 77 degrees east 200 feet to a point in the center of Old Charlotte Pike, said point being the northwest corner of the tract of land heretofore conveyed from Grantor to Grantee, of record in Book 4342, Page 328, Register's Office for said County: Thence along the westerly boundary line of said tract of land heretofore conveyed south 3 degrees 30" west 908 feet, more or less, to a Hackberry pointer stake; thence south 77 degrees west 200 feet, more or less, to a stake in fence on Walter C. Andrews east line; thence along said fence line north 3 degrees 30" east 908 feet, more or less, to the point of beginning, and containing four acres, more or less.

Being the same property conveyed to Vidya R. Bethi by Warranty Deed from Chris Theony and Jeff Rippy, dated 2/28/2020, and recorded on 3/16/2020, of record in Instrument No. 20200316-0029127, in said Register's Office, Davidson County, Tennessee.

**** This instrument was prepared by information provided by the parties****

This is unimproved property known as: **Old Charlotte Pike, Nashville TN 37209.**

In Witness Whereof, the undersigned has executed this Quitclaim Deed on this 11th day of April 2024.

Vidya R Bethi

Vidya R. Bethi

STATE OF TENNESSEE
COUNTY OF MONTGOMERY

Before me, the undersigned Notary Public, of the state and county aforesaid, personally appeared **Vidya R. Bethi**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that she executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal at office in Clarksville, Tennessee, on this 11th day of April 2024.

C Brown
Notary Public

My Commission expires: 4/15/25

C. BROWN
STATE OF TENNESSEE NOTARY PUBLIC
MONTGOMERY COUNTY

STATE OF TENNESSEE
COUNTY OF MONTGOMERY

The actual consideration for this transfer is $0.00.

Vidya Bethi
Affiant

Subscribed and sworn to before me under oath this 11th day of April 2024.

C Brown
Notary Public

My Commission Expires: 4/15/25

C. BROWN
STATE OF TENNESSEE NOTARY PUBLIC
MONTGOMERY COUNTY