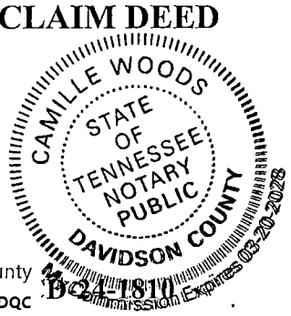
QUITCLAIM DEED



STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION FOR THIS TRANSFER IS $0.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 1 DAY OF October, 2024

Notary Public

MY COMMISSION EXPIRES: 03·20·28
(AFFIX SEAL)

Karen Johnson
Batch # 1189924
10/04/2024 11:52:12 AM
Fees: $12.00 Taxes: $0.00

Davidson County
DEEDQC
2 pgs

20241004-0077248

THIS INSTRUMENT WAS PREPARED BY (and please return to):
Rudy & Partners, PLLC
2012 21st Avenue South
Nashville, TN, 37212

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
Brendon Shirley and Christina Shirley	**New Owners**	**07309010500**
(NAME) **PO Box 792**	(NAME)	
(ADDRESS) **Jupiter, FL, 33468**	(ADDRESS)	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF ZERO DOLLARS, CASH IN HAND, PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATION, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED,

GUEST SNB, LLC, A WYOMING LIMITED LIABILITY COMPANY ("GRANTOR")

BY THESE PRESENTS DOES HEREBY CONVEY, ASSIGN, AND QUITCLAIM UNTO

BRENDON SHIRLEY AND CHRISTINA SHIRLEY, HUSBAND AND WIFE ("GRANTEES")

THEIR HEIRS, SUCCESSORS, AND ASSIGNS ALL GRANTOR'S RIGHT, TITLE, AND INTEREST IN AND TO THOSE CERTAIN TRACTS OR PARCELS OF LAND IN **DAVIDSON** COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO WIT:

LAND IN THE 15TH, FORMERLY 11TH, CIVIL DISTRICT OF DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 398 ON THE PLAN OF BIRCHWOOD GARDENS, SECTION 3, OF RECORD IN PLAT BOOK 2900, PAGE 116, IN THE REGISTER'S OFFICE FOR SAID COUNTY.

SAID LOT NO. 398 FRONTS 80 FEET ON THE SOUTHWESTERLY SIDE OF GUEST DRIVE AND RUNS BACK 163.26 FEET ON THE NORTHWESTERLY LINE AND 173.98 FEET ON THE SOUTHEASTERLY LINE TO A DEAD LINE, MEASURING 81.87 FEET THEREON.

BEING PART OF THE SAME PROPERTY CONVEYED TO GUEST SNB, LLC, A WYOMING LIMITED LIABILITY COMPANY, BY WARRANTY DEED, FROM BRENDON SHIRLEY AND CHRISTINA SHIRLEY, OF RECORD IN INSTRUMENT NO. 20220216-0018017, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

THIS CONVEYANCE IS SUBJECT TO ANY AND ALL EXISTING EASEMENTS AND RESTRICTIONS AS SHOWN OF RECORD.

*****This instrument has been prepared by information provided by the parties*****
*****No title search was conducted and no representations regarding title have been made by the Drafter*****

This is **improved** property known as: **1810 Guest Drive, Nashville, TN, 37216.**

Witness our hands this the 1st day of October, 2024.

GUEST SNB, LLC

BRENDON SHIRLEY, MANAGING MEMBER

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **BRENDON SHIRLEY,** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he, as Managing Member of **GUEST SNB, LLC, A WYOMING LIMITED LIABILITY COMPANY,** the within named bargainor, executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 1 day of October, 2024.

Camille Woods
Notary Public

My Commission Expires: 03.20.28

CAMILLE WOODS
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 03/20/2028