Davidson County DEEDQC
Recvd: 01/09/09 15:29 2 pgs
Fees:13.00 Taxes:425.50
20090109-0002494

QUIT CLAIM DEED

(The terms "grantor" and "grantee" herein shall be construed to include all genders and singular or plural as the context indicates.)
Prepared by: Dana Marini, ATFH Real Property, LLC, 345 Jupiter Lakes Blvd., Suite 300, Jupiter, FL 33458

STATE OF Tennessee COUNTY OF Davidson

KNOW ALL MEN BY THESE PRESENTS: That ATFH Real Property, LLC whose address is: 345 Jupiter Lakes Blvd; Suite 300 Jupiter, FL 33458, Grantor, for and in consideration of ONE HUNDRED, FIFTEEN THOUSAND DOLLARS AND NO CENTS ($115,000.00) and other good and
AMOUNT
valuable considerations the receipt of which is hereby acknowledged, do hereby sell, convey, remise, release, and quit claim unto MANNAT Hotels, LLC, Grantee, whose address is:
NAME

4144 Lebanon Pike: Hermitage, TN 37076,
Grantee, Grantee's heirs, executors, administrators, successors and assigns, forever, Grantor's entire rights, title and interest in and to the following described property, situate, lying and being in the County of **Davidson** State of **Tennessee**,
to-wit: (LEGAL PROPERTY DESCRIPTION BELOW)

Acre(s): .90
Map and Parcel Number: 075-00-0 156.00
Property Address: 4209 Hermitage Road, Old Hickory, TN 37138
Legal Description: LOT/TRACT 4 RE-SUB HERMITAGE INN SUB-DIVISION (Plat Book 7900, Page 274)

This being the same property conveyed to ATFH Real Property, LLC by way of Quit Claim Deed recorded September 30, 2008, at Instrument #20080930-0099068, in the Register's Office of Davidson County, Tennessee.

Send Tax Bills to: JNP, LLC; 4144 Lebanon Pike; Hermitage, TN 37076

Together with all and singular the rights, members, hereditaments and appurtenances to said premises belonging or in any wise incident or appertaining, and subject to easements and restrictions of record.

IN WITNESS WHEREOF, Grantor has hereunto set Grantor's hand and seal on January 6, 2009
DATE

Signed, sealed and delivered in the presence of:

WITNESSES:

ATFH Real Property, LLC
GRANTOR

By: _____
Brian Lynch, V. President
PLEASE PRINT OR TYPE NAME AS IT APPEARS

_____
WITNESS

Tadgh Macaulay
PLEASE PRINT OR TYPE NAME AS IT APPEARS

STATE OF Florida COUNTY OF Palm Beach

I HEREBY CERTIFY that on this 6th day of January 2009 before me
DATE MONTH YEAR
personally appeared Brian Lynch who is personally known to me or who has produced
NAME
The identification shown below, who is the person described in and who executed the foregoing instrument, and who, after being sworn, says that the execution hereof is his free act and deed for the uses and purposes herein mentioned and **an oath was/~~was not~~** *(mark one out)* **taken.**
SWORN TO AND SUBSCRIBED before me the undersigned Notary Public by my hand and official seal, the day and year last aforesaid.

☒ To me personally known ☐ Identified by Driver's License

_____
NOTARY PUBLIC
Joan G. Dundey
PLEASE PRINT OR TYPE NAME AS IT APPEARS

My commission expires: 6-24-2010

Commission No.: DD 554780

JOAN G. DUNDEY
MY COMMISSION # DD 554780
EXPIRES: June 24, 2010
Bonded Thru Notary Public Underwriters

Oath of Consideration

I, or we, hereby swear or affirm that to the best of affiants knowledge, information, and belief, the actual consideration for this transfer is One Hundred, Fifteen Thousand Dollars and no Cents ($115,000.00).

Samuel D. Payne, Esq.
Affiant Attorney for GRANTEE

Subscribed and sworn to me before this the 9th day of January 2009.

Ashley S. Rudy
Notary Public

State of Tennessee, County of Davidson

My commission expires: 9/25/2010

ASHLEY S. RUDY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.