Box 36

# 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 28TH DAY OF MARCH, 2016.

NOTARY PUBLIC

BOBBIE COOPER
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
MY COMMISSION EXPIRES JULY 06, 2020

BILL GARRETT, Davidson County
Trans:T20170026603 DEEDQC
Recvd: 03/29/17 15:21 2 pgs
Fees:12.00 Taxes:0.00
20170329-0030791

THIS INSTRUMENT WAS PREPARED BY:

Richard W. Sebastian
ORTALE KELLEY
330 Commerce Street, Suite 110
Nashville, TN 37201

| ADDRESS OF NEW OWNER: | SEND TAX BILLS TO: | MAP – PARCEL # |
|---|---|---|
| Shane Point Homeowners Association, Inc.<br>c/o Paragon Management Group<br>845 Bell Road, Suite 210<br>P.O. Box 508<br>Antioch, TN 37013 | SAME ADDRESS AS NEW OWNER | 17200015700 |

**FOR A CONSIDERATION,** the receipt and sufficiency of which is hereby acknowledged, Regent Homes, LLC, a Tennessee Limited Liability Company **("Grantor")**, by these presents, quitclaims, grants and convey unto Shane Point Homeowners Association, Inc., a Tennessee not for profit corporation **("Grantee")**, its successors and/or assigns, all its right, title and interest in and to the following tract of land in Davidson County, State of Tennessee, to-wit:

Any and all "Open Space", as shown on the Plan of the Revision to Shane Point of record as Instrument No. 20101021-0084160 in the Register's Office for Davidson County, Tennessee, to which reference is made for a more complete and accurate description.

Being part of the same property conveyed to Regent Homes, LLC, a Tennessee limited liability company, by Deed from McGowan Family Limited Partnership, a Tennessee limited partnership, of record as Instrument No. 20070323-0035373, in the Register's Office for Davidson County, Tennessee.

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

**IN WITNESS WHEREOF,** the Grantor has caused its name to be signed hereto by its duly authorized officer on this the 28th day of March, 2017.

Regent Homes, LLC,
a Tennessee Limited Liability Company

By: _____
David C. McGowan, Jr., Chief Manager

**STATE OF TENNESSE )**
**COUNTY OF DAVIDSON )**

Personally appeared before me, the undersigned, a notary public for the state and county aforesaid, David C. McGowan, Jr., 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 Chief Manager of Regent Homes, LLC, a Tennessee Limited Liability Company, the within named bargainor, and that he as such Chief Manager executed the foregoing instrument for the purposes therein contained, by signing the name of the limited liability company as Chief Manager.

Witness my hand, at office, on March 28, 2017.

_____
NOTARY PUBLIC

BOBBIE COOPER
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
MY COMMISSION EXPIRES JULY 06, 2020