Bill Garrett Davidson County
Batch# 355 DEEDQC
09/12/2017 11:20:37 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20170912-0093266

This Instrument Prepared By:

**BURR & FORMAN LLP (CTH)**
Nashville City Center
511 Union Street, Suite 2300
Nashville, Tennessee 37219

**QUITCLAIM DEED**

| **Address New Owner(s):** | **Send Tax Bills To:** | **Map & Parcel Nos.:** |
|---|---|---|
| Regal Development, LLC<br>290 Ed Harris Road<br>Ashland City, TN 37015 | SAME | 091 02 41 001.00 and<br>091 02 41 002.00 |

**FOR AND IN CONSIDERATION** of the sum of TEN and 00/100 DOLLARS ($10.00) cash in hand paid by the Grantee, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, **Regal Development, LLC**, a Tennessee limited liability company (the "Grantor"), does hereby quitclaim and convey unto **Regal Development, LLC**, a Tennessee limited liability company (the "Grantee"), and Grantee's successors and assigns, all of Grantor's right, title and interest in and to the following described property located in Davidson County, Tennessee, and being more particularly described as follows (the "Property"):

> Land in Davidson County, Tennessee, being Lot No. 2 on the Plan of the Resubdivision of Lot Nos. 10 & 12, and parts of Lot Nos. 8 & 14, Block 9 on the Plan of Cherokee Park, of record in Plat Book 5210, page 304, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.
>
> Being a portion of the same property conveyed to Regal Development, LLC, by Quitclaim Deed of record in Instrument No. 20160928-0102472, Register's Office for Davidson County, Tennessee.

This is improved real property with mailing address of 6011 A Pennsylvania Avenue, Nashville, Davidson County, Tennessee and 6011 B Pennsylvania Avenue, Nashville, Davidson County, Tennessee. The Declaration of Condominium of Pennsylvania Cottages executed by Developer and recorded with the Register of Deeds for Davidson County, Tennessee, as Instrument No. 20161003-0104205 was

terminated as evidenced by the Termination of Declaration of Condominium of Pennsylvania Cottages of record in Instrument No. 20170912:009326, said Register's Office.

**IN WITNESS WHEREOF**, the Grantor has caused this instrument to be executed on the 6th day of September, 2017.

GRANTOR:

REGAL DEVELOPMENT, LLC

By: _____
Steve Reigle, Vice President

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public of the state and county mentioned above, personally appeared Steve Reigle, 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 Vice President of Regal Development, LLC, the within named bargainor, a Tennessee limited liability company, and that as such Vice President executed the foregoing instrument for the purpose therein contained, by personally signing the name of the company as Vice President.

Witness my hand, at office, this 6th day of September, 2017.

Notary Public

LINDA SANDLIN
STATE OF TENNESSEE NOTARY PUBLIC
GRAINGER COUNTY
My Commission Expires OCT. 30, 2017

My Commission Expires: Oct 30, 2017

**STATE OF TENNESSEE**
**COUNTY OF DAVIDSON**

**The actual consideration for this transfer is $-0-.**

**AFFIANT**

**Subscribed and sworn to before me, this 8th day of September, 2017.**

**NOTARY PUBLIC**

**My Commission Expires:**

3/6/18

KAREN HILLEBRAND
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY