Bill Garrett Davidson County
Batch# 112923 DEEDQC
07/05/2018 03:45:53 PM 2 pgs
Fees: $12.00 Taxes: $0.00
20180705-0065329

THIS INSTRUMENT PREPARED BY:
Southland Title & Escrow Co., Inc.
7101 Executive Center Drive, #151
Brentwood, TN 37027

NEW OWNER:	SEND TAX BILLS TO:	MAP/PARCEL:
March Developments LLC **4903 Darlington Court** **Nashville, TN 37211**	**New Owner**	**081-02-0-071.00**

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS that **2418 24th Avenue North Townhouse Corporation, a Tennessee corporation,** for and in consideration of Ten and no/100's ($10.00), cash in hand paid, the receipt of which is hereby acknowledged, has bargained and sold and does hereby convey remise, release and forever quitclaim unto **March Developments, LLC, a Tennessee limited liability company**, all of its right, title and interest, if any, in and to a certain tract of land in Davidson County, Tennessee, described as follows:

Certain units located in Davidson County, Tennessee, being Unit Nos. A and B of Homes At 2418 24th Avenue North, A Horizontal Property Regime With Private Elements, established pursuant to the provision of the Tennessee Horizontal Property Act as the same is set out in Section 66-27-101, et seq. of the Tennessee Code Annotated, under the Declaration of Covenants, Conditions and Restriction establishing Homes At 1418 24th Avenue North, A Horizontal Property Regime With Private Elements of record in Instrument Number 20171011-0104238 as amended in Instrument No. 20180628-0062807, in the Register's Office for Davidson County, Tennessee, and subject to the provisions and requirements thereof, and the By-Laws for the administration thereof, and all easements, rights, and interest in favor of other unit owners, and all sewer, water, electrical, telephone, and other utility easements now or hereafter established over, through, or upon the land embracing the regime and buildings thereof; said Unit being depicted on Exhibit "C" to said Declaration; together with a percentage interest in the common elements as set forth in said Declaration.

Being a portion of the same property conveyed to March Developments, LLC, a Tennessee Member-Managed limited liability company by Warranty deed from Tracey Lynn Wilson, unmarried of record in Instrument No. 20171002-0100448 Register's Office for Davidson County, Tennessee, dated September 29, 2017 and recorded on October 2, 2017.

This is improved property known as 2418 and 2420 24th Avenue North, Nashville, Tennessee 37209.

This instrument and the interest released and quitclaimed are subject to such limitations, encumbrances, easements and restrictions as may affect the premises.

WITNESS my hand this the 2nd day of July, 2018.

2418 24th Avenue North Townhouse Corporation

By: Sean Davidson
Sean Davidson

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Sean Davidson, with whom I am personally acquainted and who upon his oath acknowledged himself to be the President of 2418 24th Avenue North Townhouse Corporation, the within named bargainor, a corporation, and that he as such President being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said Sean Davidson, as such President.

Witness my hand and official seal at office at Brentwood, Tennessee, on this the 2nd day of July, 2018.

Jennifer D. Stacey

Notary Public

JENNIFER D. STACEY NOTARY PUBLIC STATE OF TENNESSEE WILLIAMSON COUNTY

My commission expires 10/3/21

The actual consideration for this transfer is $0.00.

X Sean Davidson
Affiant

Sworn to and subscribed before me this the 2nd day of July, 2018.

Jennifer D. Stacey
Notary Public

My commission expires: 10/3/21

JENNIFER D. STACEY NOTARY PUBLIC STATE OF TENNESSEE WILLIAMSON COUNTY