Bill Garrett Davidson County
Batch# 122644 DEEDQC
07/31/2018 11:35:30 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20180731-0074604

STATE OF TENNESSEE )
COUNTY OF DAVIDSON)

Map 181-02-0-C
Parcel Nos. 001.00CO; 002.00CO; 003.00CO;
004.00CO; and, 005.00CO

The actual consideration or value, whichever is greater, for this transfer is $ N-O-N-E .

Affiant

Subscribed and sworn to before me this 25th. Day of July, 2018.

My Commission Expires: 5/2/2022

Notary Public

PETER WEISS
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY

THIS INSTRUMENT HAS BEEN PREPARED SOLELY FROM INFORMATION PROVIDED BY AND AT THE DIRECTION OF THE PARTIES TO THE TRANSACTION BY:
**Peter Weiss, Attorney**
**Ortale Kelley Law Firm**
**330 Commerce Street, Suite 110, Nashville, Tennessee 37201**

| ADDRESS NEW OWNER(S) AS FOLLOWS: | SEND TAX BILLS TO: |
|---|---|
| **T & SY, LLC** | **"Owner"** |
| (Name) | (Name) |
| **7175 Nolensville Road, Suite 207** | |
| (Street Address) | (Street Address) |
| **Nolensville, Tennessee 37135** | |
| (City) (State) (Zip Code) | (City) (State) (Zip Code) |

# QUITCLAIM DEED

**FOR AND IN CONSIDERATION** of the sum of One Dollar ($1.00), and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, the undersigned, **Yazdian Development Group, Inc.,** a Tennessee Corporation, hereinafter the "**Grantor**", do hereby quitclaim and convey all of its right, title and interest to, **T & SY, LLC**, a Tennessee Limited Liability Company, hereinafter the "**Grantee**", its successors and/or assigns, in and to that certain tract or parcel of land in Davidson County, Tennessee, described as follows, to-wit:

LAND in Davidson County, Tennessee being **Units Nos. 1, 2, 3, 4, & 5 Inclusive, on the Plan of Phase One, Villages at Creekside, a Horizontal Property Regime,** as established pursuant to the Master Deed of Villages at Creekside of record in Instrument No. 20160705-0068757, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

Being the same property conveyed to Yazdian Development Group, Inc., a Tennessee Corporation, by Quitclaim Deed from The Grandview Eight, LLC, a Tennessee Limited Liability Company, of record in Instrument No. 20170918-0094947, as corrected by Scrivener's Affidavit of record in Instrument No. 20180102-0000390, Register's Office for Davidson County, Tennessee.

THIS conveyance is subject to all provisions of the Tennessee "Horizontal Property Act" as the same is set out in Section 66-27-101 et seq. of the Tennessee Code Annotated, and is subject to the provisions and requirements thereof; and is subject to the By-Laws for the administration thereof; also subject to 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 building thereon; and also including without limitations all conditions, covenants, restrictions, options, burdens, assessments, and other undertakings contained in the Master Deed establishing a Horizontal Property Regime of Villages at Creekside, of record in Instrument No. 20160705-0068757, of record aforementioned, said Register's Office; easements and setback lines as set forth on the above plan of record.

Being improved property located at 8102, 8104, 8106, 8108 and 8110 Lenox Creekside Drive, Antioch, Tennessee 37013.

Witness my hand this 25th. Day of July, 2018.

**Yazdian Development Group, Inc.,**
**a Tennessee Corporation**
By: _____
Seth Yazdian, President

State of Tennessee )
County of Davidson )

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Seth Yazdian, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who, upon his oath, acknowledged himself to be the President of Yazdian Development Group, Inc., a Tennessee Corporation, the within named bargainor, and that he, as the said officer, being authorized to do so, executed the within instrument for the purposes therein contained by signing the name of the said corporation, by himself, as President.

Witness my hand and official seal at Nashville, Tennessee, this 25th. Day of July, 2018.

_____
Notary Public

PETER WEISS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

My commission expires: 5/2/2022

I, the undersigned, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

_____
PETER WEISS

DEE RAY STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF DAVIDSON MY COMMISSION EXPIRES MAY 02, 2022

State of Tennessee )
County of Davidson )

Personally appeared before me, the undersigned, a Notary Public for this county and state PETER WEISS who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

My Commission Expires: 5/2/22

_____
Notary Public