Karen Y Johnson Davidson County
Batch# 143912 DEEDQC
09/21/2018 01:25:35 PM 2 pgs
Fees: $12.00 Taxes: $0.00
20180921-0093824

This Instrument Prepared By and Return To:
The Closing Company Title & Escrow, LLC
8005 Church St. E, Ste 219
Brentwood, TN 37027

Address New Owners:	Send Tax Bills To:	Map & Parcel Numbers:
Aspen Development, LLC 909 A and B Winston Place Nashville, TN 37204	Same as Owner	118-14-0D-001.00 and 118-14-0D-002.00

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS that **Monarch Development, LLC, a Tennessee limited liability company** does hereby quitclaim and by these presents does transfer and convey all of its right, title and interest unto **Aspen Development, LLC, a Tennessee limited liability company**, its successors and assigns, in and to the following tracts of land in **Davidson County, Tennessee**, described as follow, to-wit:

Land in Davidson County, Tennessee, being Unit A and B of 909 Winston Place Homes, a Planned Unit Development, as shown on Exhibit "C" in the Declaration of Covenants, Conditions and Restrictions for 909 Winston Place Homes, a Horizontal Property Regime with Private Elements pursuant to Tennessee Code Annotate Section 66-27-103(b) of record in Instrument Number 20171211-0125853, Register's Office for Davidson County Tennessee, to which reference is hereby made for a more complete and accurate legal description of said unit. The easements, restrictive covenants, conditions and regulations imposed upon and relating to the unit, property, co-owners and tenants of 909 Winston Place Homes, a Horizontal Property Regime contained in said Declaration, the plat filed at Exhibit "C" to said Declaration appearing in Instrument Number 20171211-0125853 and Bylaws appended hereto as Exhibit "B", said Register's Office, are incorporated herein by reference and made a part hereof the same as though copied herein.

Being a portion of the property conveyed to Monarch Development, LLC, a Tennessee limited liability company, by Warranty Deed from Uptown Builders I, LLC, a Tennessee limited liability company, executed December 8, 2017, and recorded December 11, 2017, of record in Instrument Number 20171211-0125850, Register's Office for Davidson County, Tennessee.

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

IN WITNESS WHEREOF, I have hereunto set my hand on this 18th day of September 2018.

Monarch Development, LLC

By: Pam McBroom

Pam McBroom, Authorized Agent

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Pam McBroom, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who, upon oath acknowledged herself to be the Authorized Agent of Monarch Development, LLC, the bargainor, a Tennessee limited liability company and that she, as such Authorized Agent, executed the within instrument for the purposes therein contained, by signing the name of the company by herself as Authorized Agent.

WITNESS my hand and official seal this the 18th day of September 2018.

Notary Public

ANA GHIANNI
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

My Commission Expires: [redacted] May 30, 2021

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $0.00.

Affiant

Subscribed and sworn to before me, this 18th day of September 2018.

Notary Public

ANA GHIANNI
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

My Commission Expires: MAY 3 0 2021