QUITCLAIM DEED

Karen Y Johnson Davidson County
Batch# 169686 **DEEDQC**
12/03/2018 03:25:31 PM 2 pgs
Fees: $12.00 Taxes: $0.00

20181203-0117834

B-CB-18-446-4

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $0.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29 DAY OF November 2018

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL) RACHEL WILSON NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY My Commission Expires 07-05-2021

THIS INSTRUMENT WAS PREPARED BY
Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
John H. Eldridge, III	**New owner**	
(NAME)	(NAME)	**105-07-1D-004.00CO**
667 Wedgewood Ave., Ste. C		
(ADDRESS)	(ADDRESS)	
Nashville, TN 37203		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid by the hereinafter named Grantee(s), and other good and valuable consideration, the receipt of which is hereby acknowledged, **446 HUMPHREYS, LLC, A TENNESSEE LIMITED LIABILITY COMPANY,** hereinafter called the Grantor(s), has/have bargained and sold, and by these presents do/does transfer and convey unto **JOHN H. ELDRIDGE, III** hereinafter called the Grantee(s), his/her/its/their heirs, successors and assigns, that certain tract or parcel of land in **DAVIDSON** COUNTY, STATE OF **TENNESSEE**, described as follows, to wit:

Land in Davidson County, Tennessee, being Unit 4 on the Plan of 446 Humphreys Street Townhomes, as shown in the Declaration of Covenants, Conditions and Restrictions for 446 Humphreys Street Townhomes, of record in Instrument No. 20171108-0114858, 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 Elite Building Group, Inc. by Warranty Deed from Maria L. Lymon of record in Instrument No. 20151002-0100244, Register's Office for Davidson County, Tennessee, dated September 30, 2015 and recorded on October 02, 2015.

Being a portion of the same property conveyed to 446 Humphreys, LLC by Quitclaim Deed from Elite Building Group, Inc. of record in Instrument No. 20151030-0110376, Register's Office for Davidson County, Tennessee, dated October 23, 2015 and recorded on October 30, 2015.

This is **improved** property known as: **446 Humphreys Street, Unit 4, Nashville, Tennessee 37203**.

Witness my/our hand(s) this the 29th day of November, 2018.

446 Humphreys, LLC

E3 Construction Services, LLC

John H. Eldridge, III, Member

The Cumberland Holdings Co, LLC

Bryan Krabousanos, Member

State of Tennessee
County of Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, John H. Eldridge, III, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who upon oath acknowledged himself to a Member of E3 Construction Services, LLC, and Bryan Krabousanos, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who upon oath acknowledged himself to a Member of The Cumberland Holdings Co., LLC, both Members of 446 Humphreys, LLC, the within named bargainor(s), and that they as such Members of E3 Construction Services, LLC and The Cumberland Holdins Co., LLC, respectively, executed the foregoing instrument for the purposes therein contained, by signing the name of 446 Humphreys, LLC by 446 Humphreys, LLC, and E3 Construction Services, LLC as members.

Witness my hand and official seal, this the 29th day of November, 2018.

Notary Public
My Commission Expires:

(SEAL)

RACHEL WILSON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 07-05-2021

RETURN TO:
Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212