QUITCLAIM DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ -0-

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 25 DAY OF January, 2019

Notary Public

COMMISSION EXPIRES: 4 Jan 2020

GINA FINCHUM STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF WILLIAMSON

(AFFIX SEAL)

Karen Johnson Davidson County
Batch# 190386 DEEDQC
01/31/2019 10:26:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20190131-0009364

THIS INSTRUMENT WAS PREPARED BY:
FOUNDATION TITLE AND ESCROW SERIES, LLC
30 Burton Hills Blvd, Suite 210, Nashville, TN 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILL TO:	MAP-PARCEL NUMBERS:
Family Tradition, LLC (Name)	**New Owner**	**163 16 0A 009.00**
6 Cadillac Drive, Suite 300 (Address)		
Brentwood, TN 37027		

FOR GOOD AND VALUABLE CONSIDERATION, the receipt and sufficiency of which are hereby expressly acknowledged, the undersigned, **Benjamin C. Cunningham, a single man,** hereinafter referred to as Grantor, hereby quitclaims to **Family Tradition, LLC, a Tennessee Limited Liability Company,** its successors and assigns forever, all of his right, title and interest in the following described real estate, situated in Davidson County, State of Tennessee, to wit:

Land in Davidson County, Tennessee, being Unit No. 109 as shown on the Plan of Phase One, Provincetown, a Horizontal Property Regime, filed as Exhibit "A-1" to and established by the Declaration of record in Instrument No. 20031119-0168785, as Supplemented in Instrument No. 20050609-0066104, Instrument No. 20060825-0105504 and in Instrument No. 20080812-0082993, Register's Office for Davidson County, Tennessee, together with an undivided percentage interest in the common areas/elements appurtenant to said Unit as set forth in Declaration, reference to which is hereby made for a more complete and detained description of the Unit and Townhomes, the rights and obligations of the Declarant and the Unit Owners, and the Bylaws of the Association of Owners.

Being the same property conveyed to Fahim Eryan by Warranty Deed from J2K Builders, LLC dated March 3, 2016 and recorded March 9, 2016 as Instrument No. 20160309-0022368, in said Register's Office for Davidson County, Tennessee.

Further, being the same property conveyed to Benjamin C. Cunningham, a single man, by Warranty Deed from Fahim Eryan, dated September 18, 2018 and recorded September 24, 2018 of record in Instrument No. 201809240094401.

Said property is conveyed subject to such limitations, restrictions and encumbrances as may affect the premises.

IN WITNESS WHEREOF, has hereunto set their signature, on this, the 25 day of January, 2019

Benjamin C. Cunningham

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 Benjamin C. Cunningham, the Grantor, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the foregoing Quitclaim Deed for the purposes and considerations therein contained.

WITNESS my hand and official seal of office, this 25 day of January 2019.

Gina Finchum
NOTARY PUBLIC

My commission expires:

4-6-2020

GINA FINCHUM
STATE OF TENNESSEE
NOTARY PUBLIC
COUNTY OF WILLIAMSON

True Copy Certification

I, Penny Y. Ray, 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.

Penny Y. Ray
Signature

State of Tennessee
County of Williamson

Personally appeared before me, Patricia Haggard a notary public for this county and state, Penny Y. Ray who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My Commission Expires: 5/6/19
Notary' Seal (if on paper)

PATRICIA HAGGARD
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 05-06-2019