This Instrument Prepared By:
Sherrard Roe Voigt & Harbison, PLC (CWS)
150 3rd Ave. South, Suite 1100
Nashville, TN 37201

Karen Johnson Davidson County
Batch# 196559 DEEDQC
02/19/2019 02:37:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20190219-0014932

QUITCLAIM DEED

Address New Owners:
Carolyn W. Schott, Trustee
PPM House Trust
c/o Sherrard Roe Voigt & Harbison, PLC
150 3rd Ave. South, Suite 1100
Nashville, TN 37201

Send Tax Bills To:
same

Map/Parcel Number:
083073B00100CO

FOR GOOD AND VALUABLE CONSIDERATION, the receipt and sufficiency of which are hereby acknowledged, the undersigned, Angela Hamano (the "Grantor"), does hereby quitclaim, transfer and convey all her right, title and interest in and to the following described property to Carolyn W. Schott, Trustee, and her successors in trust, of the PPM House Trust Agreement dated 02/19/2019 (the "Grantee"), in fee simple, said property being a tract or parcel of land in Davidson County, State of Tennessee, and any improvements thereon (the "Property"), more particularly described as follows:

Land in Davidson County, Tennessee, being **Unit A** as shown on Exhibit "B" on the Declaration of Covenants, Conditions and Restriction for a Horizontal Property Regime with Private Elements for 807 Porter Road Homes of record in Instrument No. 20161208-0128977, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Angela Hamano by Warranty Deed dated June 1, 2018, from MRB Developers, LLC, a Tennessee Limited Liability Company, and RA Homes, LLC, a Tennessee Limited Liability Company, of record in Instrument No. 20180604-0052688, Register's Office for Davidson County, Tennessee.

The legal description is the same as the previous deed of record.

This is improved property known as 807--A Porter Road, Nashville, Tennessee 37206.

This Property is being transferred expressly subject to all limitations, restrictions and encumbrances that may affect the Property.

Trustee shall have full authority and discretion to convey, improve, lease, encumber, or in any other manner deal with and administer the Property, without the approval of any court, the joinder of any beneficiary, or the disclosure of the identity of any beneficiary of the Trust.

IN WITNESS WHEREOF, the Grantor has executed this instrument to be effective as of the 19th day of February, 2019.

Angela Hamano, Grantor

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, a Notary Public in and for the County and State aforesaid, personally appeared Angela Hamano, Grantor, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand and seal at office in Nashville, Tennessee, this 19th day of February, 2019.

Notary Public

My Commission Expires: May 2, 2022

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer is zero dollars ($0.00).

Affiant

Subscribed and sworn to before me this 19th day of February, 2019.

Notary Public

My Commission Expires: May 2, 2022

CERTIFICATE OF AUTHENTICITY

I, Carolyn W. Schott, 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.

Carolyn W. Schott

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, a Notary Public in and for the County and State aforesaid, personally appeared, Carolyn W. Schott, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledges this certification of an electronic document is true and correct.

WITNESS my hand and seal at office in Nashville, Tennessee, this 19th day of February, 2019.

Callie Still
Notary Public

My Commission Expires: 11.8.2021

CALLIE STILL
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON
My Commission Expires