This Instrument Prepared By:
Law Office of Wendy Geurin Smith
6363 Poplar Avenue, Suite 107
Memphis, TN 38119
(901) 761-8111

Once Recorded, Return To:
Title Center of the South
783 Old Hickory Blvd., Suite 110
Brentwood, TN 37027

Karen Johnson Davidson County
Batch# 198062 DEEDQC
02/22/2019 12:12:58 PM 2 pgs
Fees: $12.00 Taxes: $0.00
20190222-0016297

QUIT CLAIM DEED

KNOW ALL PERSONS BY THESE PRESENTS, that on this the 23rd day of January, 2019, for and in consideration of the sum of Zero Dollars ($0.00) and other good and valuable consideration, **URBAN DWELL HOMES, LP** (Grantors) do hereby quitclaim and convey unto **ROBERT BRANDON MCDONALD** (Grantee), all of Grantor's right, title and interest, and claim in and to the following described real property, situated in Davidson County, Tennessee, to wit:

Unit B of The 2 Fern Avenue Townhomes in the Declaration Establishing a Horizontal Property Regime as recorded in Instrument 20161104-0117007 and as amended in Instrument 20170327-0029750, in the Register's Office of Davidson County, Tennessee, to which Declaration is hereby referenced for a more particular description of said property.

Being a portion of the same property as conveyed to Urban Dwell Homes, LP, a limited partnership, by Warranty Deed recorded on April 25, 2016 in Instrument 20160425-0039716, Register's Office of Davidson County, Tennessee, together with Scrivener's Affidavit recorded in Instrument 20160502-0042624.

Property Address: 2 Fern Avenue, Unit B, Nashville, TN 37207.

Tax Parcel Number: 071 14 0I 002.00

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

WITNESS my hand this 23rd day of January 2019.

URBAN DWELL HOMES, LP

LATIPAC, LLC – General Partner of Urban Dwell Homes, LP

By: _____
Brandon McDonald
Its: Member

By: _____
Jason L. Dodge
Its: Member

STATE OF Tennessee)
COUNTY OF Davidson)

Personally appeared before me, the undersigned, a Notary public in and for said state and county, **Brandon McDonald**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be a Member of LATIPAC, LLC, General Partner of URBAN DWELL HOMES, LP, the within named bargainor, a limited partnership company, and that as such Member, being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the banking association by himself as a Member.

Witness my hand and seal this 23rd day of January, 2019.

Notary Public

My Commission Expires:

7-9-22

KATHRYN MADEWELL STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY MY COMMISSION EXPIRES 7-9-2022

STATE OF Tennessee)
COUNTY OF Davidson)

Personally appeared before me, the undersigned, a Notary public in and for said state and county, **Jason L. Dodge**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be a Member of LATIPAC, LLC, General Partner of URBAN DWELL HOMES, LP, the within named bargainor, a limited partnership company, and that as such Member, being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the banking association by himself as a Member.

Witness my hand and seal this 23rd day of January, 2019.

Notary Public

My Commission Expires:

7-9-22

KATHRYN MADEWELL STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY MY COMMISSION EXPIRES 7-9-2022

STATE OF Tennessee)
COUNTY OF Davidson)

I, or we, hereby swear or affirm that to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer is $ 0 .

Affiant

Subscribed and sworn to before me this 23rd day of January, 2019.

Notary Public

My commission expires:

7-9-22

KATHRYN MADEWELL STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY MY COMMISSION EXPIRES 7-9-2022

New owner &
Party Responsible for Payment of Taxes/Send Tax Bills To:

Brandon McDonald
203 Point East Dr
Nashville, TN 37216