THIS INSTRUMENT PREPARED BY:

Wagon Wheel Title & Escrow, LLC
204 South 11th Street
Nashville, TN 37206
615.650.5100

Karen Johnson Davidson County
Batch# 207161 **DEEDWARR**
03/18/2019 03:33:48 PM 2 pgs
Fees: $12.00 Taxes: $0.00



20190318-0024612

QUITCLAIM DEED

Address of New Owner(s):	Send Tax Bills to:	Map & Parcel:
Founders Property Holdings, LLC 605 Boyd Mill Ave., R-5 Franklin, TN 37064	New Owner	072063N02200CO

FOR AND IN CONSIDERATION of the sum of One Dollar ($1.00), cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, **Joseph B. Scott and Blanca Scott, Husband and Wife,** by these presents do hereby quitclaim and convey unto **Founders Property Holdings, LLC, a Nevada Limited Liability Company,** his/her/their heirs, successors and assigns, all his/her/their right, title and interest in and to the following described tract of land:

A certain condominium located in Davidson County, Tennessee, being Unit No. 309 of The Edison, a Condominium Development established pursuant to the provision of the Tennessee Condominium Act as the same is set out in Section 66-27-201, et seq. of the Tennessee Code Annotated, under the Master Deed establishing The Edison of record in Instrument Number 20181029-0107022, amended at Instrument No. 20181206-0119180 and 20181211-0120659, in the Register's Office for Davidson County, Tennessee, and subject to the provisions and requirements thereof, and the By-Laws for the administration thereof, and all easements, rights, and interest in favor of other unit owners, and all sewer, water, electrical, telephone, and other utility easements now or hereafter established over, through, or upon the land embracing the regime and buildings thereof; said Unit being depicted on Exhibit B to said Master Deed; together with a percentage interest in the common elements and voting percentage as set forth in Exhibit E to said Master Deed.

Being a portion of the same property conveyed to Edison Development Partners, LLC, a Tennessee limited liability company by Warranty deed from Greenline Partners LLC of record in Instrument No. 20170203-0012004 Register's Office for Davidson County, Tennessee, dated February 02, 2017 and recorded on February 03, 2017.

Being the same property conveyed to Joseph B. Scott and Blanca Scott, Husband and Wife, by Special Warranty deed from Edison Development Partners, LLC of record in Instrument No. 20190306-0020765 Register's Office for Davidson County, Tennessee, dated February 27, 2019 and recorded on MARCH 6, 2019.

This is improved property also known as 1077 East Trinity Lane, #309, Nashville, TN 37216.

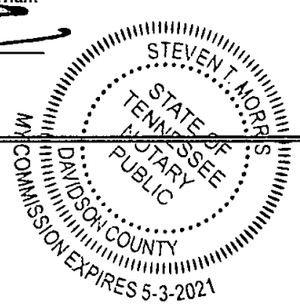
STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer is $ 0.00.

Subscribed and sworn to before me this the
27th day of February 2019.

Affiant

My commission expires: 5-3-21
(Affix Seal) Notary Public



IN WITNESS WHEREOF, the undersigned has executed this Quitclaim Deed on this 27th day of February, 2019.

Joseph B. Scott

Blanca Scott

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for the County and State, the within named Joseph B. Scott and Blanca Scott, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he/she executed the foregoing instrument for the purposes therein contained.

Witness my hand and seal this the 27th day of February, 2019.

Notary Public

My Commission Expires: 5-3-21

STEVEN T. MORRIS
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 5-3-2021