QUITCLAIM DEED

Karen Johnson Davidson County
Batch# 294358 DEEDQC
10/01/2019 03:26:30 PM 2 pgs
Fees: $12.00 Taxes: $0.00

20191001-0100164

G-PFP-19-4003

DANA DELWORTH STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

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 27th DAY OF September, 2019.

Notary Public

MY COMMISSION EXPIRES: 7/6/20

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Rudy Title & Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
RhinoBird Holding, GP, a Tennessee General Partnership	**Same as New Owner**	
(NAME) **1518 Clayton Ave**	(NAME)	**103-4-S-1.00CO and 103-4-S-2.00CO**
(ADDRESS) **Nashville, TN 37212**	(ADDRESS)	
(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, **DOWD DEVELOPMENT & DESIGN, LLC, A TENNESSEE LIMITED LIABILLITY COMPANY,** hereinafter called the Grantor(s), has/have bargained and sold, and by these presents do/does transfer and convey unto **RHINOBIRD HOLDING, GP, A TENNESSEE GENERAL PARTNERSHIP** 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 Units A and B of 4003 Nebraska, and described in a Declaration of Covenants, Conditions and Restrictions of record in Instrument No. 20190726-0073964, Register's Office for said County, to which reference is hereby made for a more complete description.

Being the same property conveyed to Dowd Development, LLC by Warranty Deed from Paula Diane Godsy, Trustee of the Paula Godsey Trust, recorded June 3, 2019 in Instrument No. 20190603-0052659, Register's Office for Davidson County, Tennessee. The reference to "Dowd Development, LLC" in the last conveyance deed is one and the same as "Dowd Development & Design, LLC", as evidenced in Scrivener's Affidavit of record in Instrument No. 20190726-0073963, Register's Office for Davidson County, Tennessee.

This is **improved** property known as: **4003A and 4003B Nebraska Avenue, Nashville, Tennessee 37209**.

Witness my/our hand(s) this the 27 day of September, 2019.

Dowd Development & Design, LLC

By:_____
Keith Dowd, Sole Member

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Keith Dowd, to me known (or proved to me on the basis of satisfactory evidence) to be the person described in and who acknowledged himself to be the Sole Member of Dowd Development & Design, LLC, the within named bargainor, a limited liability company, and that he as such Sole Member executed the foregoing instrument for the purpose therein contained.

Witness my hand and official seal, this the 27 day of September, 2019.

_____
Notary Public

My Commission Expires:

KATE NYQUIST
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 11-8-2021

RETURN TO:

Rudy Title & Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212