Address New Owner:	Map-Parcel Numbers:	Send Tax Bills To:
Boost Commons II LLC 11 Vaughns Gap Road Nashville, TN 37205	143 03 0E 001.00 CO	SAME ADDRESS AS OWNER
This instrument prepared by: R. Mark Donnell, Jr., Esq., Waypoint Law PLLC 346 21st Avenue North, Nashville, TN 37203 ad		

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of Ninety Thousand and No/100 Dollars ($90,000.00) cash in hand paid, the receipt and sufficiency of which are hereby acknowledged, **Boost Commons Development, LLC**, a Tennessee limited liability company (the "Grantor"), by these presents hereby sells, assigns, and quitclaims to **Boost Commons II LLC**, a Tennessee limited liability company (the "Grantee"), Grantee's successors and assigns, all of Grantor's right, title, and interest in and to certain real property in City of Nashville, Davidson County, Tennessee, being more particularly described in Exhibit A, which is attached hereto and incorporated herein by reference (the "Property").

This is unimproved property described as 7023 Westside Circle, Nashville, Davidson County, Tennessee.

The Property is conveyed expressly subject to all limitations, restrictions, and encumbrances as may affect the Property.

STATE OF TENNESSEE
COUNTY OF TN

The actual consideration for this transfer is $90,000.00.

Affiant

Subscribed and sworn to before me this 21st day of OCTOBER, 2019.

AMY MIZE
STATE OF TENNESSEE NOTARY PUBLIC
ROBERTSON COUNTY
MY COMMISSION EXPIRES 9-24-2022

Notary Public

My Commission Expires: 9-24-2022

Karen Johnson Davidson County
Batch# 309333 DEEDQC
10/31/2019 03:07:05 PM 3 pgs
Fees: $18.00 Taxes: $333.00

20191031-0112183

IN WITNESS WHEREOF, Grantor has caused this Deed to be executed, this 31st day of OCTOBER, 2019.

Boost Commons Development, LLC, a Tennessee limited liability company

By: _____
Name: Stephen R. Kerr
Title: Chief Manager

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, Amy Mize, the undersigned, a Notary Public in and for the County and State aforesaid, personally appeared Stephen R. Kerr, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the Chief Manager of Boost Commons Development, LLC, a Tennessee limited liability company, the within named bargainor, and that he as such Chief Manager, being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of Boost Commons Development, LLC by himself as Chief Manager.

WITNESS my hand and seal at office in Nashville, Tennessee on this the 31st day of OCTOBER, 2019.

_____
Notary Public

My Commission Expires:
9-24-2022

AMY MIZE
STATE OF TENNESSEE NOTARY PUBLIC
ROBERTSON COUNTY
MY COMMISSION EXPIRES 9-24-2022

EXHIBIT A

Legal Description

Land in Davidson County, Tennessee, being Unit No. 1 together with all private elements, limited common elements and common elements appurtenant thereto, of 1101 Boost Commons, created under Title 66,Section 17-103(b), et seq., as amended, Tennessee Code Annotated, as established by the Declaration of Protective Covenants, Conditions and Restriction for 1101 Boost Commons, a Townhouse Planned Unit Development, a horizontal property regime with private elements of record in Instrument No. 20180921-0093677, Register's Office for Davidson County, Tennessee, as amended by that First Amendment thereto of record in Instrument No. 20181105-0109337, and as further amended by that Second Amendment thereto of record in Instrument No. 20190930-0099544, said Register's Office, to which reference is hereby made. The easements, restrictive covenants, conditions and regulations imposed upon and relating to the units, property, co-owners and tenants of 1101 Boost Commons, a Townhouse Planned Unit Development, a horizontal property regime with private elements, provided in said Declaration as amended, together with the By-Laws appended thereto, the site plan of Boost Commons filed as Exhibit to said Declaration, and the undivided percentage interest in the Common Elements appurtenant to each Unit, are incorporated herein by reference and made a part hereof the same as though copied herein for a more complete identification, description and placement of such Units.

Being a part of the same property conveyed to Boost Commons Development, LLC, a Tennessee Limited Liability Company, by Warranty Deed from 11 Vaughns Gap RE, LLC, a Tennessee limited liability company, dated October 10, 2018, recorded on October 15, 2018 in Instrument No. 20181015-0101815, Register's Office for Davidson County, Tennessee.