QUITCLAIM DEED

Karen Johnson Davidson County
Batch# 346825 DEEDQC
01/23/2020 08:50:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20200123-0008220

Based on the information provided by the parties. No title search has been performed and no warranties either express or implied are made regarding the condition of the title.

THIS INSTRUMENT WAS PREPARED BY:
Manson Johnson Conner, PLLC, 215 2nd Ave North, Nashville, TN 37201

Address of New Owners	Send Tax Bills To	Map-Parcel Nos.
Cottage Partners LLC 84 Altentann Nashville, TN 37215	Cottage Partners LLC 84 Altentann Nashville, TN 37215	092070I10400CO

THIS INDENTURE, Made the 14 day of January, 2020, between **The 1865 Condominiums LLC, A Tennessee Limited Liability Company,** as party or parties of the first part, hereinafter called Grantor, and **Cottage Partners LLC, A Tennessee Limited Liability Company,** hereinafter called Grantee (the words "Grantor" and "Grantee" to include their respective heirs, successors and assigns where the context requires or permits).

WITNESSETH: That Grantor for and in consideration of ten dollars, the receipt of which is hereby acknowledged, has bargained, sold, and does by these present bargain sell, remise, release, and forever quitclaim to Grantee, all of their rights, titles and interests in said property, with respect to all of Grantors' titles, interests, claims or demands which the Grantors have or may have had in and to the following described properties located in **Davidson County, Tennessee**, to-wit:

Land in Davidson County, Tennessee being Unit 104 as shown on the Master Deed establishing The 1865 Condominium of record in Instrument number 20190314-0023483, in the Register's Office for Davidson County, Tennessee to which reference is hereby made for a more complete and accurate description.

Being part of the same property conveyed to The 1865 Condominiums LLC, A Tennessee Limited Liability Company, from Cottage Partners LLC, A Tennessee Limited Liability Company, by

Deed and Instrument number 20190312-0022631 of record in the Registers Office for Davidson County, Tennessee.

IN WITNESS WHEREOF, the Grantor have signed and sealed this deed, the day and year above written.

Signed, sealed and ~~delivered~~ by Grantor.

The 1865 Condominiums LLC
By: Richard Bacon, Managing Member

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value whichever is greater, for this transfer is $10.00

ANDRE P. JOHNSON STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires 05-03-2021

AFFIANT

Notary Public

My Commission Expires: 05-03-2021

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

On this 14 day of January, 2020, before me personally appeared, Richard Bacon, Managing Member of The 1865 Condominiums LLC, to me known, or proved to me on the basis of satisfactory evidence to be the persons described in and who executed the foregoing instrument, and acknowledged that they executed the same as their free act and deed and that as Managing Member of The 1865 Condiminiums LLC, he is authorized to do so.

Witness my hand and official seal on this 14 day of January, 2020.

Notary Public
My Commission Expires: 05-03-2021

ANDRE P. JOHNSON STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires 05-03-2021

Certificate of Authenticity

I, Jennifer Chandler- Cole 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.

Signature

State of TENNESSEE
County of DAVIDSON

Personally appeared before me, Maxine J. Rucker, a notary public for this county and state, Jennifer Chandler- Cole who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My Commission Expires: 11-06-2023

