Karen Johnson Davidson County
Batch# 445016 DEEDQC
07/28/2020 02:55:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20200728-0082918

RECORD AND RETURN TO:
Limestone Title and Escrow, LLC
580 Franklin Rd., Ste 203
Franklin, TN 37069

File No.: TN2013949

QUITCLAIM DEED	STATE OF TENNESSEE COUNTY OF Williamson THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $0.00 AFFIANT SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 17th day of July, 2020. NOTARY PUBLIC My commission expires: 1-23-23

TISHA C. BALDWIN
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

THIS INSTRUMENT PREPARED BY:
Limestone Title & Escrow, LLC, 580 Franklin Rd., Ste 203, Franklin, TN 37069

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
PD Investments, GP 5137 Remington Drive Brentwood, TN 37027	PD Investments, GP Same address as new owners	117-07-4-D-002.00

FOR AND IN CONSIDERATION of the sum of TEN and NO/100 ($10.00) DOLLARS, cash in hand paid by the hereinafter named Grantee(s), and other good and valuable consideration, the receipt of which is hereby acknowledged; the undersigned, **Pantheon Development, LLC, a Tennessee Limited Liability Company,** hereinafter called the Grantor, has quitclaimed and sold and by these presents do hereby quitclaim all my right, title and interest unto **PD Investments, GP, a Tennessee General Partnership,** hereinafter called the Grantee, its successors and assigns forever, that certain parcel of real estate situated in Davidson County, Tennessee, and being further described as follows, to-wit:

Land in Davidson County, Tennessee, being Unit B of Homes at 3420 Benham Ave, a Horizontal Property Regime with Private Elements, located in Nashville, Davidson County, Tennessee, and described in a Declaration of Covenants, Conditions, and Restrictions for Homes at 3420 Benham Avenue, a Horizontal property Regime with Private Elements, of record in Instrument #20160505-0044295, Register's Office for said County, 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 Homes at 3420 Benham Avenue, a Horizontal Property Regime with Private Elements, contained in the said Declaration, the plat filed as Exhibit B to said Declaration appearing in Instrument #20160505-0044295, and Bylaws appended thereto as Exhibit C, said Register's Office, are incorporated, hereby referenced, and made a part hereof. The same as though copied herein for a more complete identification and description of said unit.

Being a portion of the same property conveyed to Pantheon Development, LLC from Mark Guinsburg, unmarried, by Warranty Deed dated April 29, 2016, and recorded May 5, 2016 in Instrument #20160505-0044284, said Register's Office.

The address of the herein described property is believed to be 3420B Benham Avenue, Nashville, TN 37215, and is shown on all tax records as same, but such addresses are not part of the legal description of the property herein and in the event of any discrepancy, the legal description herein shall control.

WITNESS ITS HAND, this 17th day of July, 2020.

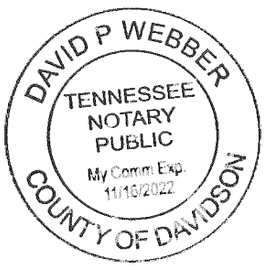
PANTHEON DEVELOPMENT, LLC

BY: _____
Ryan Meadows, Authorized Agent

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

On this the 17th day of July, 2020, before me, appeared Ryan Meadows, to me personally known (or proved to me on the basis of satisfactory evidence), who, being by me duly sworn (or affirmed) did say that he is an authorized agent of Pantheon Development, LLC, a Tennessee Limited Liability Company, and that said instrument was signed on behalf of said Pantheon Development, LLC, and said officer acknowledged said instrument to be the free act and deed of said Pantheon Development, LLC.

WITNESS my hand and seal, this the 17th day of July, 2020.



_____
Notary Public

David Webber
Printed Notary Name

My commission expires: 11/16/22

True Copy Certification

I, Shannon Carter, 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 TN

County of Williamson

Personally appeared before me, Tisha Baldwin, a notary public for this county and state, Shannon Carter, 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: 1-23-23
Notary' Seal (if on paper)

