(1)

Karen Johnson Davidson County
Batch# 466617 DEEDQC
08/31/2020 09:43:44 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20200831-0098286

PREPARED BY AND RETURN TO:
Bryan D. Spicer
Attorney at Law
342 Cool Springs Blvd., Suite 202
Franklin, TN 37067

POLLY E. LAVIT STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY My Commission Expires 07-17-2022

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration is $0.00

Affiant: _____

Subscribed and sworn before me, this the 24th day of August, 2020.

Notary Public: Polly E Lavit

My Commission Expires: _____

Address of New Owner:	**Send Tax Bills To:**	**MAP/PARCEL:**
Steven McEwan 446 3rd Street #4 Brooklyn, NY 11215	Same as New Owner	104-11-4A-001.00CO

QUITCLAIM DEED

For and in consideration of One Dollar (1.00), cash in hand paid, the receipt of which is hereby acknowledged, **Convent Holdings, LLC, a Tennessee limited liability company,** (hereinafter referred to as "**GRANTOR**") does quitclaim and convey all of its undivided rights, title and interest to the hereinafter described property to **Steven McEwan and Linda M. McEwan, husband and wife,** (hereinafter referred to as "**GRANTEES**") their Heirs and Assigns, in and to the following described tract of land:

Description Reference: The description is the same as that used in the prior deed.

Land in Davidson County, Tennessee, being Unit No. 1, together with common areas, as established by Declaration of Protective Covenants conditions and Restrictions for Convent Place, a Townhouse Planned Unit Development (Horizontal Property Regime with Private Elements) of record in Instrument No. 20150323-0024693, as amended by First Amendment of record in Instrument No. 20171113-0116347 and Second Amendment of record in Instrument No. 20180417-0036210 and Third Amendment of record in Instrument No. 20190828-0086582, and being shown on Plat attached as "Exhibit 1" to said Second Amendment, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description of the property.

Being a portion of the property conveyed to Rigid Development, Inc., by Warranty Deed from MH Synergy, LLC, dated April 17, 2014, of record in Instrument No. 20140422-0033674; and conveyed to Cornerstone Investments, Inc., a Tennessee corporation, by Warranty Deed from Andrew M. Smith, dated April 17, 2014, of record in Instrument No. 20140423-0034244, Register's Office for Davidson County, Tennessee. Also being a portion of the property conveyed to Convent Place Development, LLC, by Quitclaim Deed from Cornerstone Investments, Inc., dated January 15, 2015, of record in Instrument No. 20150115-0004452; and by Quitclaim Deed from Rigid Development, Inc., dated January 15, 2015, of record in Instrument No. 20150115-0004453, Register's Office for Davidson County, Tennessee. Also being a portion of the property conveyed to Convent Place Development, LLC, a Tennessee limited liability company, by Quitclaim Deed of Consolidation from Convent Place Development, LLC, a Tennessee limited liability company, dated March 3, 2015, of record in Instrument No. 20150309-0019851, Register's Office for Davidson County, Tennessee. Also being a portion of the property conveyed to Village Place, LLC, a Tennessee limited liability company, by Quitclaim Deed from Convent Place Development, LLC, a Tennessee limited liability company, dated November 8, 2017, of record in Instrument No. 20171113-0116344, Register's Office for Davidson County, Tennessee. Also being the same property conveyed to Steven McEwan and Linda M. McEwan, husband and wife, by Warranty Deed from Village Place, LLC, a Tennessee limited liability company, dated November 25, 2019, of record in Instrument No. 20191127-0122701, Register's Office for Davidson County, Tennessee. AND being the same property conveyed to Convent Holdings, LLC, a Tennessee limited liability company, by Quitclaim Deed from Steven McEwan and Linda McEwan, husband and wife, dated December 11, 2019, of record in Instrument No. 20191218-0130605, Register's Office for Davidson County, Tennessee.

This property is known as **2001 Convent Place, Number 1, Nashville, Tennessee 37212**.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders. Said property is conveyed subject to such limitations, restrictions, easements and encumbrances as may affect the premises.

IN WITNESS WHEREOF, this document was executed this 21st day of August, 2020.

Convent Holdings, LLC, a Tennessee limited liability company

By: Steven McEwan
Its: Sole Member

STATE OF NEW YORK
COUNTY OF KINGS

Personally appeared before me, a Notary Public, in and for the State and County, appeared, **Steven McEwan,** with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who upon this oath acknowledged himself to be Sole Member of the Convent Holdings, LLC, a Tennessee limited liability company, the within bargainor, and that he as such Sole Member, executed the foregoing instrument for purposes therein contained, by signing the name of the entity by Steven McEwan as Sole Member.

Witness my hand and official seal at 4013ST BROOKLYN, NY, this 22 day of August, 2020.

Notary Public

My Commission Expires:

PETER K. JACOB
NOTARY PUBLIC, STATE OF NY
NO. 01JA5053666
QUALIFIED IN KINGS COUNTY
COMMISSION EXP.: DEC. 26, 2021