QUITCLAIM DEED

BRIANA GAGE NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY My Commission Expires 01-08-2024

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 30th DAY OF October, 2020.

Notary Public

MY COMMISSION EXPIRES: _____
(AFFIX SEAL)

B-UP-20-714

THIS INSTRUMENT WAS PREPARED BY
Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212

Karen Johnson Davidson County
Batch# 507491 **DEEDQC**
11/02/2020 02:41:02 PM 2 pgs
Fees: $12.00 Taxes: $0.00

20201102-0127981

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	
UP Partnership, GP	**New Owner**	
(NAME)	(NAME)	**092-06-0-510.00**
2804 Clifton Ave.		
(ADDRESS)	(ADDRESS)	
Nashville, TN 37209		
(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, **E3 CONSTRUCTION SERVICES, LLC, A LIMITED LIABILITY COMPANY,** hereinafter called the Grantor(s), has/have bargained and sold, and by these presents do/does transfer and convey unto **UP PARTNERSHIP, GP** 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 Lot No. 8 on the Plan of A. Roth's Subdivision of Lot No. 22 in Boyd McNairy's Addition to Nashville of record in Plat Book 57, Page 147, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Said Lot No. 8 fronts 50 feet on the easterly side of 28th Avenue North, formerly Barrow Street and runs back between parallel lines 116 feet to an alley.

Being the same property conveyed to E3 Construction Services, LLC, a Limited Liability Company by warranty deed from InvestSmart TN LLC, a Limited Liability Company of record in Instrument No. 20190305-0019803 Register's Office for Davidson County, Tennessee, dated February 28, 2019 and recorded on March 05, 2019.

This Instrument was prepared with information supplied by the Grantees. No title examination was performed to validate the accuracy of title. Therefore the preparer does not accept liability for this Instrument.

This is **improved** property known as: **714 28th Avenue North, Nashville, Tennessee 37208**.

Witness my/our hand(s) this the 30th day of October, 2020.

E3 Construction Services, LLC, a Limited Liability Company

John H. Eldridge, III, Member

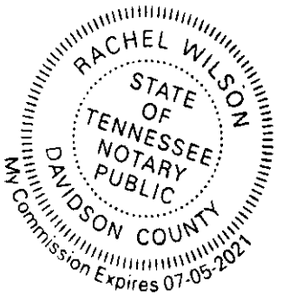
STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, John H. Eldridge, III, to me known (or proved to me on the basis of satisfactory evidence) to be the person described in and who acknowledged himself/herself to be the Member of E3 Construction Services, LLC, a Limited Liability Company, the within named bargainor, a limited liability company, and that he/she as such Member executed the foregoing instrument for the purpose therein contained.

Witness my hand and official seal, this the 30th day of October, 2020.

Notary Public

My Commission Expires:



RETURN TO:
Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212