Karen Johnson Davidson County
Batch# 510223 DEEDQC
11/09/2020 09:30:52 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20201109-0131069

THIS INSTRUMENT PREPARED BY:

ATTORNEYS TITLE COMPANY, INC.
2927 Berry Hill Drive
Nashville, Tennessee 37204

ADDRESS NEW OWNER AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NOS.
Harvest Grove Homeowners' Association, Inc. 421 E. Iris Drive Ste 300 Nashville, TN 37204	New Owner	164-07-0-A-900-00co 164-07-0-A-901-00co 164-07-0-A-902-00co 164-07-0-A-903-00co 164-07-0-A-904-00co 164-07-0-A-905-00co 164-07-0-A-906-00co 164-07-0-A-907-00co 164-07-0-A-908-00co 164-07-0-A-909-00co 164-07-0-A-910-00co 164-07-0-A-911-00co 164-07-0-A-912-00co 164-07-0-A-913-00co 164-07-0-A-914-00co

QUITCLAIM DEED

For and in consideration of the sum of One ($1.00) Dollar, cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt of which is hereby acknowledged, the undersigned, OLE SOUTN/CRAIGHEAD JOINT VENTURE, a Tennessee joint venture, hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto HARVEST GROVE HOMEOWNERS' ASSOCIATION, INC., a Tennessee corporation, hereinafter called the Grantee, its successors and assigns, all of Grantor's interest in certain land in Davidson County, State of Tennessee, described as follows, to-wit:

TRACT 1:

Land in Davidson County, Tennessee, being Open Space areas A, B, C, D, E, F, and G on the Plan of Harvest Grove, Section Two, of record in Instrument No. 20140529-0046065, Register's Office for Davidson County, Tennessee, to which reference is hereby made.

BEING a part of the same property conveyed to Ole South/Craighead Joint Venture, a Tennessee joint venture, by deed dated April 29, 2014 from Avenue Bank, of record in Instrument No. 20140502-0037466 and Scrivener's Affidavit, of record in Instrument No. 20140515-0041794, Register's Office for Davidson County, Tennessee.

TRACT 2:

Land in Davidson County, Tennessee, being all of the Open Space areas on the Plan of Harvest Grove, Section Three, of record in Instrument No. 20160429-0042362, Register's Office for Davidson County, Tennessee, to which reference is hereby made.

BEING a part of the same property conveyed to Ole South/Craighead Joint Venture, a Tennessee joint venture, by deed dated March 27, 2015 from Avenue Bank, of record in Instrument No. 20150330-0026913, Register's Office for Davidson County, Tennessee.

This conveyance is subject to such restrictions, encumbrances and easements as may appear of record.

The purpose and intent of this Quitclaim Deed is to convey and transfer all of the Open Space or Common Areas of Harvest Grove, Section Two and Harvest Grove, Section Three to the within named Grantee, excepting only the non-common lots which have been or will be conveyed to individual homeowners.

IN WITNESS WHEREOF, the Grantor has executed this instrument this 27 day of October, 2020.

OLE SOUTH/CRAIGHEAD JOINT VENTURE
a Tennessee joint venture

By: _____
Carl A. Neuhoff, Assistant Chief Manager

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BEFORE me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared Carl A. Neuhoff, with whom I am personally acquainted (or proved to me upon satisfactory evidence), and who, upon oath, acknowledged himself to be the Assistant Chief Manager of Ole South/Craighead Joint Venture, a Tennessee joint venture, the within named bargainor, and that he as such Assistant Chief Manager being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the limited liability company by himself as Assistant Chief Manager.

WITNESS my hand and official seal at Nashville, Tennessee, this 27 day of October, 2020.

_____
Notary Public
My Commission Expires: 11/8/24

ANDREW T. WOOD
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer is $-0-.

_____
Affiant

Subscribed and sworn to before me this
27 day of October, 2020.

_____
Notary Public
My Commission Expires: 11/8/24

ANDREW T. WOOD
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON