Prepared By:
Pillar Title and Escrow, LLC
1114 17th Avenue South, Suite 202
Nashville, Tennessee 37214

Address New Owner(s)
IT Realty, LLC-The Tin Cup
1420 Willowbrooke Circle
Franklin, Tennessee 37069

Send Tax Bills To:
New Owner

Map & Parcel Nos.:
166N A 041.00

Karen Johnson Davidson County
Batch# 543681 **DEEDQC**
12/30/2020 01:41:54 PM 1 pg
Fees: $12.00 Taxes: $0.00

20201230-0154737

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of One Dollar ($1.00), and other good and valuable consideration, receipt of which is hereby acknowledged, **WEST IRIS REALTY, LLC,** ("Grantor(s)") does hereby quitclaim and convey unto **THE TIN CUP, A SERIES LLC OF IT REALTY, LLC,** ("Grantee(s)"), their heirs and assigns, all of my Grantor's right, title and interest in and to a certain tract or parcel of land located in Davidson County, Tennessee and described as follows:

Land in Davidson County, Tennessee, being Unit 5, on plan attached as Exhibit A to the Declaration of Covenants Conditions and Restrictions for 629 West Iris Units 1-5 a Horizontal Property Regime With Private Elements, of record in Instrument No. 20201203-0140716, Register's Office for Davidson County, Tennessee.

Being part of the same property conveyed to West Iris Realty, a Tennessee limited liability company, by Warranty Deed from McGavock Realty GP, a Tennessee general partnership and B&M Properties, a Tennessee general partnership, dated May 21, 2018, recorded May 22, 2018, of record in Instrument No. 20180522-0049160, Register's Office for Davidson County, Tennessee.

Said property is conveyed subject to such limitations, restrictions and encumbrances as may affect the property.

IN WITNESS WHEREOF, the Grantor has caused this instrument to be executed on this 30 day of december 2020, 2020.

WEST IRIS REALTY, LLC

BY: _____
ILYA TOSHINSKIY, MEMBER

STATE OF Tennessee
COUNTY OF Davidson

Before me, a Notary Public of the state and county mentioned, personally appeared Ilya Toshinskiy with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged such persons to be the all the current members of West Iris Realty, LLC, the within named bargainor, a limited liability company, and that such members as such members, executed the foregoing instrument for the purpose therein contained, by personally signing the name of the LLC as Ilya Toshinskiy.

Witness my hand, at office, this 30th day of December, 2020.

_____
NOTARY PUBLIC

My Commission Expires: 7/3/23

W. DILLON WOODS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires JULY 3, 2023

STATE OF TENNESSEE

COUNTY OF Davidson

The actual consideration for this transfer is $1.

_____
AFFIANT

Subscribed and sworn to before me, this 30th day of December, 2020.

_____
NOTARY PUBLIC

My Commission Expires: 7/3/23

W. DILLON WOODS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires JULY 3, 2023