QUITCLAIM DEED	**Based on the information provided by the parties. No title search has been performed and no warranties either express or implied are made regarding the condition of the title.**

Karen Johnson Davidson County
Batch# 553857 DEEDQC
01/14/2021 08:15:30 AM 4 pgs
Fees: $22.00 Taxes: $0.00
20210114-0006172

THIS INSTRUMENT WAS PREPARED BY:
Manson Johnson Conner, PLLC, 215 2nd Ave North, Nashville, TN 37201

Address of New Owner	**Send Tax Bills To**	**Map-Parcel Nos.**
CLS Rental Properties, LLC **P.O. Box 325** **Madison, TN 37116**	**CLS Rental Properties, LLC** **P.O. Box 325** **Madison, TN 37116**	09202026100 09202026200

THIS INDENTURE, Made the 14th day of May, 2020, between **John. H Otey, Jr.** as party or parties of the first part, hereinafter called Grantor, and **CLS Rental Properties, LLC** hereinafter called Grantee (the words "Grantor" and "Grantee" to include their respective heirs, successors and assigns where the context requires or permits).

WITNESSETH: That Grantor for and in consideration of ten dollars, the receipt of which is hereby acknowledged, has bargained, sold, and does by these present bargain sell, remise, release, and forever quitclaim to Grantee, all of his right, title and interest in said property, with respect to all of Grantor's title, interest, claim or demand which the Grantor has or may have had in and to the following described properties located in **Davidson County, Tennessee**, to-wit:

See Exhibit A

This property is commonly known as 2618 Eden Street, Nashville, Tennessee 37208 and 0 Eden Street, Nashville, TN 37208 with all the rights, members and appurtenances to the said described premises in any way appertaining or belonging.

IN WITNESS WHEREOF, the Grantor has signed and sealed this deed, the day and year above written.

Signed, sealed and delivered by Grantor.

John H. Otey, Jr

STATE OF TENNESSEE)
COUNTY DAVIDSON)

The actual consideration or value whichever is greater, for this transfer is $0.00

AFFIANT

Notary Public

My Commission Expires: 05-03-2021

ANDRE P. JOHNSON STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires 05-03-2021

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

On this 14th day of May, 2020, before me personally appeared, **John H. Otey, Jr.** to me known, or proved to me on the basis of satisfactory evidence to be the persons described in and who executed the foregoing instrument, and acknowledged that they executed the same as their free act and deed.

Witness my hand and official seal at Nashville, Tennessee this 14th day of May, 2020.

Notary Public

My Commission Expires: 05-03-2021

ANDRE P. JOHNSON STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires 05-03-2021

Exhibit A

TRACT I

Land in Davidson County, Tennessee, being Lot No. 214 of Block No. 11, as shown on the map entitled Subdivision of Hefferman Place, of record in Book 161, page 138, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate property description.

Being the same property conveyed to JOHN H. OTEY, JR., by deed from THEODORE T. OTEY, ALAN A. OTEY, & ANGELIA D. OTEY, of record as Instrument No. 20160526-0053373, dated May 10, 2016, said Register's Office.

TRACT II

Land in Davidson County, Tennessee, being Lot No. 215, as shown on the map entitled Subdivision of Hefferman Place, of record in Book 161, page 138, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate property description.

Being the same property conveyed to JOHN H. OTEY, JR, by deed from THEODORE T. OTEY, of record as Instrument No. 20160316-0025166, dated January 30, 2016, said Register's Office.

Certificate of Authenticity

I, Jennifer Chandler- Cole 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 TENNESSEE
County of DAVIDSON

Personally appeared before me, Maxine J. Rucker, a notary public for this county and state, Jennifer Chandler- Cole 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:_____

MAXINE J RUCKER
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 11-6-2023