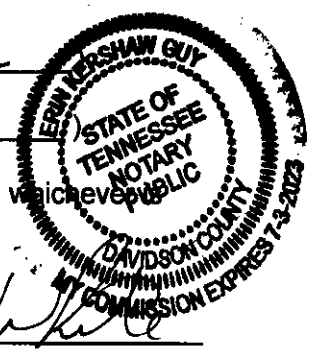
CONSIDERATION CERTIFICATE

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 2nd day of February, 2021.

Notary Public

My Commission Expires: ____ / ____ / ____

This instrument prepared by:

T. Chad White
TUNE, ENTREKIN & WHITE, P.C.
315 Deaderick Street, Suite 1700
Nashville, Tennessee 37238

Karen Johnson Davidson County
Batch# 569646 **DEEDQC**
02/05/2021 04:15:42 PM 3 pgs
Fees: $17.00 Taxes: $0.00

20210205-0017275

QUIT CLAIM DEED

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP/PARCEL NO.
Donelson Downs Owners Asso., Inc. c/o Brian Krebs 179 Belle Forest Circle Suite 302 Nashville, TN 37221-2111	[SAME]	085140B90000CO 085140B90100CO 085140B90200CO 085140B90300CO as well as any other open space and/or common areas shown on the Plat at Instrument Number 20190221-0015852

FOR AND IN CONSIDERATION of the sum of Ten and No/00 Dollars ($10.00) and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, **BMCH Tennessee, LLC**, a Delaware limited liability company ("Grantor"), has bargained and by these presents does transfer, quitclaim, and convey unto **Donelson Downs Owners Association, Inc.**, a Tennessee nonprofit corporation ("Grantee"), Grantee's representatives, successors and assigns, all of Grantors' right, title, and interest in and to certain real property lying and being situated in Davidson County,

Tennessee, being Open Space A, Open Space B, Open Space C, Open Space D and any and all other common areas and/or open space of the subdivision commonly known as **Donelson Downs**, as more particularly described on the Final Plat for Donelson Downs of record in the Register's Office for Davidson County, Tennessee at Instrument Number 20190221-0015852, to which plat reference is hereby made for a more complete and accurate description.

Being part of the same property conveyed to BMCH Tennessee, LLC, a Delaware limited liability company, by Quit Claim Deed from Alan Perry Hall, and wife, Lois Eileen Hall, of record in the Register's Office for Davidson County, Tennessee at Instrument Number 20171103-0113027.

It is understood by Grantor and Grantee that this conveyance is subject to State and County taxes for the year 2020 and subsequent years, a lien but not yet due and payable, easements, rights of way for public utilities, restrictive covenants and conditions, and other matters of record, as well as all applicable zoning and building regulations.

[*Notarized Signature on Next Page*]

IN WITNESS WHEREOF, the Grantor has caused this Quit Claim Deed to be executed as of the date set forth below

GRANTOR:

BMCH Tennessee, LLC
a Delaware limited liability company

By: _____

Print Name: JOHN HENNEBERY

Its: DIVISION PRESIDENT

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named JOHN HENNEBERY, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged him/herself to be the DIVISION PRESIDENT (*Title*) of **BMCH Tennessee, LLC, a Delaware limited liability company** (the "Entity"), the bargainor, and that he/she as such officer, being authorized so to do, executed the within instrument for the purposes therein contained by signing the name of the Entity by him/herself as such Officer.

Witness my hand and seal the 1ST day of FEBRUARY, 2021.

_____
Notary Public

KELLY STENBERG
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 3-8-2022

My Commission Expires: 3 / 8 / 22