Karen Johnson Davidson County
Batch# 576066 DEEDQC
02/23/2021 03:36:38 PM 2 pgs
Fees: $12.00 Taxes: $0.00
20210223-0022476

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.
Hamilton Run Single Family Association, Inc., 421 E Iris Dr. Suite 300 Nashville, TN 37204	New Owner	164040C90700CO

QUITCLAIM DEED TO ACCOMPLISH DEDICATION OF COMMON AREA

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 South/Craighead Joint Venture, a Tennessee joint venture, hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto Hamilton Run Single Family Association, Inc., a Tennessee not for profit 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:

> Land lying in the Second Civil District of Davidson County, Tennessee, being Lot 907 on the Plat of Hamilton Run Phase 2 of record in Instrument No. 20190521-0047861, Register's Office for Davidson County, Tennessee.
>
> BEING part of the same property conveyed to Ole South/Craighead Joint Venture., a Tennessee joint venture by Warranty Deed from Giacchino Spiezio and wife, Elizabeth Spiezio of record in Instrument No. 20150910-0092100, said Register's Office.

This conveyance is subject to such restrictions, encumbrances and easements as may appear of record. This property is further restricted and dedicated to be open space or common area for the Hamilton Run Phase 2 Development, subject to administration by the homeowners association of such development, as contemplated by the Declaration of Restrictive Covenants for Hamilton Run Subdivision of record in Instrument 20190107-0001448, Register's Office for Davidson County, Tennessee.

IN WITNESS WHEREOF, the Grantor has executed this instrument this 19 day of February, 2021.

OLE SOUTH/CRAIGHEAD JOINT VENTURE,
a Tennessee Joint Venture

By: _____
Carl A. Neuhoff, Jr., Assistant Chief Manager

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared Carl A. Neuhoff, Jr., with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who, upon oath acknowledged himself to be the Assistant Chief Manager of Ole South/Craighead Joint Venture, the within named bargainor, a Tennessee joint venture, 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 seal on this the 19 day of February, 2021.

Notary Public
My Commission Expires: 11/8/21

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
19 day of February, 2021.

Notary Public
My commission expires: 11/8/21

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