Name and Address of New Owner:
ICG Development, LLC
750 Old Hickory Blvd
Ste 150, Building 2
Brentwood, TN 37027

Send Tax Bills To:
NEW OWNER

This Instrument Prepared By:
Anderson Legal, PLLC
933 East Trinity Lane
Nashville, TN 37207

Karen Johnson Davidson County
Batch# 577177 DEEDQC
02/24/2021 01:15:37 PM 2 pgs
Fees: $12.00 Taxes: $0.00
20210224-0023081

Map & Parcel No: Part of 072 05 0 074.01

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) cash in hand paid, and other good and valuable consideration, the receipt and legal sufficiency of which are hereby irrevocably acknowledged, **Letijah Yvette Johnson,** "the Grantors," convey and quitclaim unto **ICG Development, LLC, a Tennessee Limited Liability Company,** "the Grantee," the following described real estate in Robertson County, Tennessee:

> Land in Davidson County, Tennessee, being Unit B, Homes at 901 Thomas Ave, a Horizontal Property Regime with Private Elements, as established under Declaration of Covenants, Conditions, and Restrictions of record in Instrument Number 20210224-0023080, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more particular description of said units.
>
> Being a portion of the property conveyed to Letijah Yvette Johnson, by Quitclaim Deed dated May 2, 2016, and recorded May 2, 2016, from Kenneth Johnson, of record in Instrument No. 20160502-0042915, Register's Office for Davidson County, Tennessee.
>
> Property Address: 901 B Thomas Avenue, Nashville, TN 37216.

Grantors covenant that they are lawfully seized and possessed of said real estate, have good right and lawful authority to convey the same, that the title thereto is clear, free and unencumbered (except as hereinbefore specifically set out).

GRANTORS, BY EXECUTION OF THIS QUITCLAIM DEED, AND GRANTEE, BY ACCEPTANCE OF AND/OR FILING OF THIS QUITCLAIM DEED, HEREBY ACKNOWLEDGE THAT THIS DEED WAS PREPARED FROM INFORMATION FURNISHED BY THE PARTIES INVOLVED, AND PREPARER MAKES NO REPRESENTATION AS TO THE STATUS OF TITLE OR ACCURACY OF THE LEGAL DESCRIPTION HEREIN AND THAT NO TITLE INSURANCE IS BEING PROVIDED.

IN WITNESS WHEREOF, Grantors have executed this Quitclaim Deed on the 24th day of February, 2021.

Letijah Yvette Johnson (SEAL)
Letijah Yvette Johnson

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before me, a Notary Public in and for said State and County, **Letijah Yvette Johnson**, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal this 24th day of February, 2021.

AMANDA S. YOUNG STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

Amanda S. Young
Notary Public
My commission expires: 10/12/2024

AFFIDAVIT OF VALUE

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

The undersigned hereby offers this instrument for recording within the meaning of the statutes of the State of Tennessee under Tenn. Code Ann. Section 67-4-409, and hereby swears and affirms that the actual consideration for this transfer or value of the property transferred, whichever is greater, is $-0-, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

(Affiant)

Sworn to and subscribed before me this 24 day of February, 2021.

Amanda S. Young
Notary Public
My commission expires: 10/12/2024

AMANDA S. YOUNG STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY