Karen Johnson Davidson County
Batch# 588011 DEEDQC
03/09/2021 03:40:42 PM 2 pgs
Fees: $12.00 Taxes: $0.00
20210309-0031035

Recording requested by:
Toro Title, LLC 933 E Trinity Lane Nashville, TN 37207
New Owner & Tax Bills
After Recording Return To:
750 Old Hickory Blvd
Bldg 2 Ste 150
Brentwood TN 37027

File Number: 2021-422
Parcel ID: 072-06-4-A00-20-0CO

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or true value, whichever is greater for this transfer is
$ _____
_____, Affiant
Subscribed and sworn before me this the
9 Day of March, 2021.
Brandi Wells, Deputy Register

Quitclaim Deed

For and in consideration of the sum of **ZERO AND 00/100 DOLLARS ($0.00)**, cash in hand, paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, **Ashley Gittens and Bruce Little, joint tenants,** ("Grantor") has bargained and sold, and by these presents does transfer and convey unto **ICG Development, LLC, a Tennessee Limited Liability Company, and STLD Group, LLC, a Tennessee Limited Liability Company, as joint tenants,** ("Grantee") their successors and assigns, that certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

Land in Davidson County, Tennessee, being Unit B on the Townhomes at 1129 Leland Avenue, a Horizontal Property Regime with Private Elements, as established by and shown as to the Deceleration of Covenants, Conditions, and Restrictions of Record in Instrument Number 20160726-0076886, Register's Office Davidson County, to which plan reference is hereby made for a more complete description.

This is the same legal description as the previous conveyance.

Being the same property conveyed to Ashley Gittens and Bruce Little, as joint tenants, by deed dated June 29, 2020, and recorded July 6, 2020, from Ashley Bernice Gittens (being one-and-the-same as Ashley Gittens), of record in Instrument Number 20200706-0072320, Register's Office for Davidson County, Tennessee.

Property Address: 3303 Bronte Avenue Nashville, TN 37216

Property Address: 3303 Bronte Avenue, Nashville, TN 37216

This information was prepared with information supplied by the parties. No title examination was performed to validate the accuracy of title. Therefore, the preparer does not accept liability for this instrument.

Executed under seal this 5th day of March, 2021.

Ashley Gittens

Bruce Little

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 4th day of March, 2021, before me personally appeared Ashley Gittens and Bruce Little, to me known to be the person (or persons) described in and who executed the foregoing instrument, and acknowledged that such person (or persons) executed the same as such person's (or persons') free act and deed.

Witness my hand, at office, this 4th day of March, 2021.

Notary Signature
My commission expires: 10/12/2024

AMANDA S. YOUNG
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 5th day of March, 2021, before me personally appeared Ashley Gittens and Bruce Little, to me known to be the person (or persons) described in and who executed the foregoing instrument, and acknowledged that such person (or persons) executed the same as such person's (or persons') free act and deed.

Witness my hand, at office, this 5th day of March, 2021.

Notary Signature
My commission expires: 10/12/2024

AMANDA S. YOUNG
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY