This instrument prepared by:
Midtown Title, LLC
1704 Charlotte Avenue, Suite 105
Nashville, TN 37203
File Number: 1-11454-CC

Karen Johnson Davidson County
Batch# 615816 DEEDWARR
04/15/2021 11:19:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20210415-0050401

This instrument was prepared from information supplied by the parties. Midtown Title, LLC has not conducted a title examination, survey, or settlement, and shall not be responsible for any matter that could have been resolved by a title examination, survey, or settlement.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

CODY WALKER STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires JULY 5, 2021

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 April, 2021.

Notary Public
My Commission Expires: 7-5-2021

Address New Owner(s)	Send Tax Bills To:	Map-Parcel Number
HC Holdings, LLC P.O. Box 90680 Nashville, TN 37209	New Owner	52-13-B-391.00

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of One Dollar ($1.00), and other good and valuable consideration, receipt of which is hereby acknowledged, I/we, **C & H Properties, LLC, a Tennessee limited liability company** ("Grantor") does hereby quitclaim and convey unto **HC Holdings, LLC, a Tennessee limited liability company** ("Grantee"), its successors and assigns, all of the Grantor's right, title and interest in and to a certain tract or parcel of land located in Davidson County, Tennessee and described as follows:

BEING a certain private element unit situated in Davidson County, Tennessee, and being further known as Unit 6, together with the appurtenant common elements of River Glen, Phase 6, created under Title 66, Section 27-101, et seq., as amended, Tennessee Code Annotated, and as established by the Master Deed and Bylaws for River Glen, a horizontal property regime, of record in Book 7566, page 571; as amended in Instrument No. 20040915-0111299; and as supplemented by Declaration of Submission of River Glen, Phase 6, of record in Instrument No. 20050713-0081132, Register's Office for Davidson County, Tennessee, to which reference is hereby made. The easements, restrictive covenants, conditions and regulations imposed upon and relating to the units, property, co-owners and tenants of River Glen, Phase 6 provided in said Master Deed, as amended and supplemented, together with the By-Laws appended thereto, the Condominium Plat/Site Plan of River Glen, Phase 6, planned unit development of record in Instrument No. 20050602-0062805, said Register's Office, and the undivided percentage interest in the Common Elements appurtenant to each Unit, are incorporated herein by reference and made a part hereof the same as though copied herein for a more complete identification, description and placement of such Unit.

Being a portion of the property conveyed to C & H Properties, LLC, a Tennessee limited liability company by Quitclaim Deed from Alex Craw, dated May 21, 2015, recorded May 22, 2015, of record in Instrument No. 20150522-0047321, Register's Office for Davidson County, Tennessee.

This is unimproved property located at: **3156 Penn Meade Way, Nashville, TN 37214**

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Said property is conveyed subject to such limitations, restrictions and encumbrances as may affect the property.

IN WITNESS WHEREOF, Grantor has executed this instrument on this 2nd day of April, 2021.

GRANTOR:

C&H Properties LLC
a Tennessee limited liability company.

By:_____
Alex Craw, Member

By:_____
Keith Hendrick, Member

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared Alex Craw and Keith Hendrick, the within named bargainor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that they are the members of C&H Properties LLC, the maker, and is authorized by the maker to execute the foregoing instrument for the purposes therein contained.

WITNESS my hand and seal at office this 2nd day of April 2021.

_____
Notary Public
My Commission expires: 7-5-2021

CODY WALKER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires JULY 5, 2021

WHEN RECORDED RETURN TO
Midtown Title, LLC
1704 Charlotte Avenue, #105
Nashville, TN. 37203
File No. 1-11454-CC

202104150050401

True Copy Certification

I, Christopher M. Corriveau, 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.

C. M. C.

Signature

State of Tennessee
County of Davidson

Personally appeared before me, Rachel Marie Collins, a notary public for the state of Tennessee, Christopher M. Corriveau who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Rachel Marie Collins

Notary Signature

My Commission Expires: 3-6-2024

