*** The purpose of this instrument is the UNCONSOLIDATION of one (1) parcel comprised of two (2) contiguous lots into two (2) separate lots to be assigned independent Parcel IDs.**

Karen Johnson Davidson County
Batch# 616144 DEEDQC
04/16/2021 08:23:53 AM 3 pgs
Fees: $17.00 Taxes: $0.00

20210416-0050820

This instrument prepared by:

T. Chad White
TUNE, ENTREKIN & WHITE, P.C.
500 11th Ave., N., Suite 600
Nashville, TN 37203

Kathy A. Ignatz
State of Tennessee Notary Public
Williamson County
My Commission Expires 9/25/2022

CONSIDERATION CERTIFICATE

STATE OF Tennessee)
COUNTY OF Williamson)

The actual consideration or value, whichever is greater for this transfer is $0.00.

Affiant

Subscribed and sworn to before me this the 9th day of April, 2021.

Notary Public

My Commission Expires: 09/25/2021

QUIT CLAIM DEED OF UNCONSOLIDATION

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP/PARCEL NO.
Mack Props, LLC 1519 Amesbury Lane Franklin, TN 37069 Attn: Tsianina Lohmann	[SAME]	*Presently:* 09008008100

For and in consideration of the sum of Ten and No/100 Dollars ($10.00) and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, **Mack Props, LLC**, a Tennessee limited liability company ("Grantor"), has bargained and sold and by these presents does hereby transfer, quitclaim, and convey unto **Mack Props, LLC**, a Tennessee limited liability company ("Grantee"), its successors

and assigns, all of Grantor's right, title and interest in and to certain real property lying and being situated in Davidson County, Tennessee (the "Property") more particularly described as follows, to wit:

> Land in Davidson County, Tennessee, being Lots 70 and 71, as shown on the map entitled West Nashville Annex, of record in Plat Book 332, page 24, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate property description
>
> Being the same property conveyed **from** Cora Alice Terwilliger, a/k/a Alice W. Terwilliger, unmarried, Nancy Durand Terwilliger Harding, James Lewis Terwilliger, Alice Jane Terwilliger Williams, Shelia Marie Terwilliger Reese, Floyd Dwight Terwilliger, III, Morgan Jane Terwilliger Mackey, Cody Dale Terwilliger, Winston Palmer Terwilliger, being all the heirs at law of Floyd D. Terwilliger, deceased **to** Mack Props, LLC, a Tennessee limited liability company, **by** Warranty Deed of record in the Register's Office of Davidson County, Tennessee at Instrument Number 20201102-0127806.

The purpose of this Quit Claim Deed of Unconsolidation is to unconsolidate one (1) parcel, bearing Parcel ID 09008008100, and comprised of two (2) contiguous, separately platted lots parcels in to the two (2) separate lots. It is the intention of Grantor and Grantee that upon said unconsolidation the two (2) lots each be assigned its own independent Parcel ID.

It is understood by Grantor and Grantee that this conveyance is subject to all taxes and assessments for the year 2021 and subsequent years, 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.

This property is **presently** commonly known as 608 Annex Ave., Nashville, TN 37209.

[*Notarized Signature on Next Page*]

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

GRANTOR:

Mack Props, LLC,
a Tennessee limited liability company

By: _____

Print Name: Tsianina Lohmann

Its: member

STATE OF Tennessee)
)
COUNTY OF Williamson)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Tsianina Lohmann 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 member (the "Officer") of **Mack Props, LLC**, a Tennessee 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 this the 9th day of April, 2021.

Kathy A Ignatz
Notary Public

My Commission Expires: 09/25/2022

Kathy A. Ignatz
State of Tennessee Notary Public
Williamson County
My Commission Expires 9/25/2022