Karen Johnson Davidson County
Batch# 621245 DEEDQC
04/22/2021 03:41:30 PM 2 pgs
Fees: $12.00 Taxes: $0.00
20210422-0054306

This Instrument Prepared By and Returned To:
Robert L. Scruggs, Attorney
2021 Richard Jones Road, Suite 220
Nashville, Tennessee 37215

Address New Owners:	Send Tax Bills To:	Map/Parcel Numbers:
Gerald Bequette	**Same**	**083120S00200CO**
625 Main Street, Suite 120		
Nashville, TN 37206		

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS that I, **Gerald Bequette,** does hereby quitclaim and by these presents do transfer and convey all of my right, title and interest unto **Green Door, LLC, a Tennessee limited liability company,** their heirs and assigns, in and to the following tract of land in **Davidson County, Tennessee**, described as follows, to-wit:

Land in Davidson County, Tennessee, being Unit B of Homes at 2701 Eastland a Horizontal Property Regime with Private Elements as shown on Exhibit "B" of the Declaration of Covenants, Conditions and Restrictions for Homes at 2701 Eastland, a Horizontal Property Regime With Private Elements pursuant to Tennessee Code Annotated Section 66-27-101, et seq., of record in Instrument Number 20190911-0092107, Register's Office for Davidson County, Tennessee, and Bylaws appended thereto as Exhibit "C", said Register's Office are incorporated herein by reference and made a part hereof the same as though copied herein, together with the undivided percentage interest in the Common Elements appurtenant to said Unit as set forth in said Declaration.

Being the same property conveyed to Gerald Bequette by Deed from Green Door, LLC, a Tennessee limited liability company, filed for record on September 16, 2020 as Instrument No. 20200916-0105886, Register's Office for Davidson County, Tennessee.

This is improved property known as: 2702 Meadow Rose Avenue, Nashville, TN 37206.

This instrument and the interest hereby released and quitclaimed are subject to such limitations, restrictions and encumbrances as may affect the premises.

IN WITNESS WHEREOF, I have hereunto set my hand on this the 30th **day of September 2020.**

Gerald Bequette

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, of said state and county, **Richard A. Gerald Bequette** the within-named bargainor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal this the 30th **day of September 2020.**

ROBERT L. SCRUGGS
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
My Comm. Expires March 8, 2021

My Commission Expires: NOTARY PUBLIC

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

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

(Affiant)

Subscribed and sworn to before me, this 30th day of September 2020

My Commission Expires: MELODY M JENKINS STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF DAVIDSON MY COMMISSION EXPIRES JANUARY 3, 2022

NOTARY PUBLIC

Certificate of Authenticity

I, Robert L. Scruggs, 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.

Signature

State of Tennessee
County of Davidson

Personally appeared before me, Melody M. Jenkins, a notary public for this county and state, Robert L. Scruggs who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

MELODY M JENKINS STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF DAVIDSON MY COMMISSION EXPIRES JANUARY 3, 2022

My Commission Expires: 1.3.2022.