THIS INSTRUMENT PREPARED BY: **Chapman & Rosenthal Title, Inc.** **10 Burton Hills Blvd, Ste 130** **Nashville, Tennessee 37215**	STATE OF TENNESSEE) COUNTY OF DAVIDSON) The actual consideration for this transfer is: $0.00. _____ Affiant Subscribed and sworn to before me, this 6th day of May, 2021. _____ Notary Public My Commission Expires:

J ANDERSON NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY SEPTEMBER 6, 2022

QUITCLAIM DEED

Address New Owner: Robert Walsh 2224 Woodmont Blvd Nashville, TN 37211	Send Tax Bills To: New Owner	Tax Information: 119-05-0-184.00

FOR AND IN CONSIDERATION of Ten and 00/100 Dollars ($10.00) and other good and valuable consideration, the receipt of all of which is hereby acknowledged, **SONA Land Company, LLC, a Tennessee Limited Liability Company,** referred to as the ("Grantor") does hereby quitclaim, transfer and convey unto **Robert Walsh,** his successors and assigns all of its rights, title and interest in the portion of real property located in the County of Davidson, State of Tennessee, and more particularly described as follows:

Land in Davidson County, Tennessee, being Lot(s) 37, as shown on the map entitled Resubdivision of part of Cumberland Nurseries, of record in Plat Book 161, page 139, 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 to SONA Land Company, LLC, a Tennessee Limited Liability Company by Warranty Deed from Deborah Wright, married, of record in Instrument No. 20190211-0012523, said Register's Office.

This is improved property known as 308 Lutie St, Nashville, TN 37210

Karen Johnson Davidson County
Batch# 634628 DEEDQC
05/12/2021 11:42:25 AM 2 pgs
Fees: $12.00 Taxes: $0.00

20210512-0063983

IN WITNESS WHEREOF, Grantor has executed this instrument on this 6th day of May, 2021.

SONA Land Company, LLC

By: Robert Walsh, Sole Member

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

Before me, the undersigned, of the State and County aforesaid, personally appeared Robert Walsh, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the sole member (or other officer authorized to execute the instrument) of SONA Land Company, LLC, a Tennessee Limited Liability Company, the within named bargainor, and that he as such authorized member has executed the foregoing instrument for the purposes therein contained, by signing the name of the company by himself as such aforesaid authorized member.

Witness my hand and official seal at office, this 6th day of May, 2021.

Notary Public

J ANDERSON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

My Commission Expires: _____