Karen Johnson Davidson County
Batch# 636732 DEEDQC
05/14/2021 12:42:30 PM 2 pgs
Fees: $12.00 Taxes: $0.00
20210514-0065397

This Instrument Prepared by & Return to: Providence Title, LLC
25 Century Blvd, Suite 402, Nashville, TN 37214

QUIT CLAIM DEED

FOR AND IN CONSIDERATION of the sum of One Dollar and no/100 ($1.00) and other good and valuable consideration, the receipt of all of which is hereby acknowledged, the undersigned, **Joseph W. Frierson** ("Grantor"), hereby sell(s), remise(s), release(s), convey(s), and quit claim(s) unto **J. JIREH LLP**, (Grantee), all of his rights, title, and interests in the following described real property, to wit:

Parcel I – 2209 24th Avenue N. Nashville, TN – M&P 08102002100

Being Lot No. 10 on the Plan of Beck Springs Addition of record in Book 332 Page 81 Register's Office for Davidson County, Tennessee, said lots adjoin and front together 40 feet on 24th Avenue North and run back between parallel lines to alley.

Being the same property conveyed to **Joseph W. Frierson and wife Sheryl Lynn Rimrodt-Frierson**, by deed record in Instrument No. **20161214 – 0130870** Register's Office for Davidson County, Tennessee.

Parcel II – 2202 24th Ave N, Nashville, TN – M&P 081024A00100CO

Land in Davidson County, Tennessee, being Unit "1" Shiyloh, a Horizontal Property Regime with Private Elements located at Nashville, Davidson County, Tennessee, and described in a Declaration of Covenants Conditions and Restrictions for Shiyloh, a Horizontal Property Regime with Private Elements, of record in Instrument No. 20170710-0069346, 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 Shiyloh, a Horizontal Property Regime with Private Elements, contained in the said Declaration, the Plat filed as Exhibit "B" to said Declaration appearing in Instrument No. 20170710-0069346, and Bylaws appended thereto as Exhibit "C", said Register's Office, are incorporated hereby reference and made a part hereof the same as though copied herein for a more complete identification and description of said Unit.

Being the same property conveyed to **Joseph Walton Frierson and Sheryl Lynn Rimrodt-Frierson** by Deed of record in Instrument No. **20151006-0102003**, in the Register's Office of Davidson County, Tennessee.

Parcel III – 3425 Fawnwood Place, Nashville, TN – M & P 05010016100

Land in Davidson County, Tennessee, being Lot(s) 134-A, as shown on the map entitled Revision to Section Four Chesapeake Homes, of record in Plat Book 6250, page 932 and re-subdivided in Plat Book 6250, page 933, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for more complete and accurate legal description.

Being the same property conveyed to Joseph Walton Frierson and Sheryl Lynn Rimrodt-Frierson, by deed of record in Instrument No. **20170621-0062221**, in the Register's Office of Davidson County, Tennessee.

Said property is conveyed subject to such limitations, restrictions and encumbrances as may affect the property. The parties hereto acknowledge that this document was prepared without the benefit of a title search and or survey.

Joseph Frierson, Joseph W. Frierson and Joseph Walton Frierson are one and the same. Grantor warrants that these properties have not been used as his primary residence.

IN TESTIMONY WHEREOF I have executed this instrument the 8th day of May, 2021.

Joseph W. Frierson

Sheryl Lynn Rimrodt-Frierson

STATE OF Texas

COUNTY OF Collin

Personally appeared before me, a Notary Public in and for said state and county, **Joseph W. Frierson and Sheryl Lynn Rimrodt-Frierson** with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at office this 8th day of May, 2021.

MY COMMISSION EXPIRES: 8/10/24 NOTARY PUBLIC

JERROD HODGE
My Notary ID # 131247694
Expires August 16, 2021

For recording information only

STATE OF Tennessee

COUNTY OF Davidson

I hereby swear or affirm that to the best of affiant's knowledge, belief and information, the actual consideration for the transfer is **$0.00**.

AFFIANT

SUBSCRIBED AND SWORN before me this the 13th day of May, 2021.

Nichole Dowling
NOTARY PUBLIC

MY COMMISSION EXPIRES: 12.7.2024

NICHOLE DOWLING
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY
MY COMMISSION EXPIRES 12-7-2024

PROPERTY OWNER: **J. JIREH LLP**
OWNER'S ADDRESS: **5714 Mapleshade Lane, Dallas, TX 75252**
MAIL TAX BILLS TO: **5714 Mapleshade Lane, Dallas, TX 75252**

Certificate of Authenticity

I, Emily Reed, 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 the law.

Emily Reed
Signature

State of Tennessee
County of Davidson
Personally appeared before me, ASHLEE D PAGE a notary public for this county and state, EMILY REED who acknowledges that this certification of an Electronic document is true and correct and whose signature I have witnessed.

Ashlee D Page
Notary Signature

ASHLEE D. PAGE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

My Commission Expires: 11/08/2022