THIS INSTRUMENT PREPARED BY:
Lockeland Law Group, PLC
204 South 11th Street
Nashville, TN 37206
615.650.5100

Karen Johnson Davidson County
Batch# 649342 DEEDQC
06/04/2021 08:57:55 AM 2 pgs
Fees: $12.00 Taxes: $0.00

20210604-0075002

QUITCLAIM DEED

Address of New Owner(s):	Send Tax Bills to:	Map & Parcel:
Luma Systems, LLC 3427 Hopkins Street Nashville, TN 37215	New owner	083-03-4L-001.00-CO 083-03-4L-002.00-CO 083-03-4L-003.00-CO 083-03-4L-004.00-CO 083-03-4L-005.00-CO 083-03-4L-006.00-CO 083-03-4L-007.00-CO 083-03-4L-008.00-CO 083-03-4L-009.00-CO 083-03-4L-010.00-CO 083-03-4L-011.00-CO 083-03-4L-012.00-CO 083-03-4L-013.00-CO 083-03-4L-014.00-CO 083-03-4L-015.00-CO 083-03-4L-016.00-CO

The First Declaration of Covenants, Conditions and Restrictions for Homes at 999 Riverside Drive of Record in intrument No. 20180824-0084256 created Units 1-21. The Second Declaration of Covenants, Conditions and Restrictions for Homes at 999 Riverside Drive of Record in intrument No. 20200909-102360 replaced Units 1-21 with Units A-P. The Purpose for this transaction is to convey all Units of the Homes at 999 Riverside Drive.

FOR AND IN CONSIDERATION of the sum of One Dollar ($1.00), cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, **Woodland Street Partners, LLC, a Tennessee Limited Liability Company**, by these presents do hereby quitclaim and convey unto, **Luma Systems, LLC, a Tennessee Limited Liability Company,** its successors, representatives, and assigns, its rights, title and interest in and to the following described tract of land in Davidson County, Tennessee:

Land situated in Davidson County, Tennessee, being Units A through P, inclusive, as established in Declaration of Covenants, Conditions and Restrictions for Homes at 999 Riverside Drive, a Horizontal Property Regime with Private Elements of record at Instrument No. 20180726-0073142, as amended by Instrument No. 20180824-0084256, and Instrument No 20200909-102360 in the Register's Office of Davidson, Tennessee with Plat attached as Exhibit "B" to which Declaration reference is hereby made for a more particular description of said property.

Being a portion of the same property conveyed to Energi Partners, LLC, a Tennessee limited liability company by Warranty deed from Brandon M. Evans, married of record in Instrument No. 20091217-0114955 Register's Office for Davidson County, Tennessee, dated December 17, 2009 and recorded on December 17, 2009.

Being a portion of the same property conveyed to Woodland Street Partners, LLC, a Tennessee limited liability company by Quitclaim deed from Energi Partners, LLC, a Tennessee limited liability company of record in Instrument No. 20130926-0101408 Register's Office for Davidson County, Tennessee, dated September 25, 2013 and recorded on September 26, 2013.

Being also known as 999 Riverside Drive A-P, Nashville, TN 37206.

STATE OF Tennessee
COUNTY OF Davidson

The actual consideration for this transfer is $ 0.00.

Subscribed and sworn to before me this the 27th day of ~~April~~ May, 2021.

Affiant

My commission expires: (Affix Seal) 3/6/24

Notary Public

ERIC HARRIS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Comm. Expires March 06, 2024

IN WITNESS WHEREOF, the undersigned has executed this Quitclaim Deed on this 27th day of May, 2021.

Woodland Street Partners, LLC, a Tennessee Limited Liability Company

Brett M. Diaz, Member

Zachary K. Thomas, Member

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for the County and State, the within named **Brett M. Diaz and Zachary K. Thomas**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged themselves to be the **Members of Woodland Street Partners, LLC, a Tennessee Limited Liability Company**, and that they, acting in such capacity, and authorized so to do, executed the foregoing instrument on behalf of said company for the purposes therein contained.

Witness my hand and seal this 27th day of May, 2021.

Notary Public

My Commission Expires: 3/6/24

ERIC HARRIS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Comm. Expires March 06, 2024