Karen Johnson Davidson County
Batch# 649355 DEEDQC
06/04/2021 09:06:08 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20210604-0075024

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

QUITCLAIM DEED

Address of New Owner(s):	Send Tax Bills to:	Map & Parcel:
Luma Systems, LLC 3427 Hopkins Street Nashville, TN 37215	New owner	071-12-0-099.00

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:

Being the East 37 1/2 feet of Lot No. 32 and the West 87 1/2 feet of Lot No. 34 on the Plan of Walnut Grove, of record in Book 332, Page 34, Register's Office for Davidson County, Tennessee.

Said parts of said Lots adjoin and front together 125 feet on the South side of Cherokee Avenue and run back between lines, 318 feet more or less on the West line of part of Lot No. 32 and 325 feet more or less on the East line of part of Lot 34, to a dead line in the rear on which they measure 125 feet more or less.

Being the same property conveyed to Woodland Street Partners, LLC, a Tennessee limited liability company by Warranty deed from Betty Chapman, unmarried of record in Instrument No. 20160229-0019187 Register's Office for Davidson County, Tennessee, dated February 26, 2016 and recorded on February 29, 2016.

Being the same property conveyed to Sharpe Partners, LLC, a Tennessee limited liability company by Quitclaim deed from Woodland Street Partners, LLC, a Tennessee limited liability company of record in Instrument No. 20160329-0029645 Register's Office for Davidson County, Tennessee, dated March 28, 2016 and recorded on March 29, 2016.

Being the same property conveyed to Woodland Street Partners, LLC, a Tennessee Limited Liability Company by Quitclaim deed from Sharpe Partners, LLC, a Tennessee Limited Liability Company of record in Instrument No. 20210104-0000719 Register's Office for Davidson County, Tennessee, dated December 31, 2021 and recorded on January 4, 2021.

Being also known as 836 Cherokee Avenue Nashville, Tennessee 37207.

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 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 24th 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