Karen Johnson Davidson County
Batch# 676858 DEEDQC
07/14/2021 02:19:30 PM 4 pgs
Fees: $22.00 Taxes: $0.00
20210714-0094816

This instrument prepared by and after recording return to:

Thompson Burton PLLC
One Franklin Park
6100 Tower Circle, Suite 200
Franklin, Tennessee 37067
Attn: Chandler Farmer, Esq.

QUIT CLAIM DEED

Address New Owner(s) as follows:	Send Tax Bills To:	Tax Parcel
Harris Developments, LLC 1225 Davidson Road Nashville, TN 37205	Harris Developments, LLC 1225 Davidson Road Nashville, TN 37205	Parcel No. 102-14-0-086.00

FOR AND IN CONSIDERATION of the sum of Ten Dollars and No/100 ($10.00), cash in hand paid by the Grantee and other good and valuable consideration accepted as cash, the receipt and sufficiency of which are hereby acknowledged, **HARRIS PROPERTIES LLC**, a Tennessee limited liability company (hereinafter referred to as "Grantor"), herein this day and does by these presents forever **QUITCLAIM** to **HARRIS DEVELOPMENTS, LLC,** a Tennessee limited liability company (hereinafter referred to as "Grantee"; the terms "Grantor" and "Grantee" to include their respective heirs, legal representatives, successors and assigns where the context requires or permits) all the right, title, interest, claim or demand which Grantor has or may have had in and to the real property described on **Exhibit "A"** attached hereto and made a part hereof by this reference together with all easements, appurtenances, improvements, and fixtures (the "Property").

[*Signatures Commence on Following Page*]

IN WITNESS WHEREOF, the Grantor has caused this instrument to be executed on this 12th day of July, 2021, but is effective as of the 12th day of July, 2021.

GRANTOR:

HARRIS PROPERTIES LLC,
a Tennessee limited liability company

By: _____
Name: Alles Chadwick Harris
Its: Authorized Representative

STATE OF Tennessee)
)
COUNTY OF Williamson)

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, Alles Chadwick Harris, the Authorized Representative of Harris Properties LLC, a Tennessee limited liability company, the within-named Grantor, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that she/he as executed the foregoing instrument for the purposes therein expressed and contained, by signing the name Alles Chadwick Harris, as such Authorized Representative.

Witness my hand and official seal this 12th day of July, 2021

My Commission Expires:
10/11/21

_____
Notary Public

J. CARLTON DRUMWRIGHT
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

AFFIDAVIT OF VALUE

I, J. Carlton Drumwright, hereby swear or affirm that, to the best of my knowledge, information and belief, the actual consideration for this transfer is $0.00.

Subscribed and sworn to before me this 12th day of July, 2021.

_____
Affiant

_____
Notary Public

My Commission Expires: 3/29/25

NICOLE YURJEVICH
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

Exhibit "A"
Property Description

Land in Davidson County, Tennessee, being Lot No. 309 on the Plan of Brook Meade, Section IX of record in Plat Book 2331, Pages 34 and 35, in the Register's Office for Davidson County, Tennessee, described as follows:

Beginning on the Southeasterly margin of Newberry Road at the corner of Lots No. 309 and 310; thence with said road, Southwestwardly 138 feet to the beginning of a curve; thence around said curve with a radius of 25 feet, Southeastwardly 39.3 feet to the Northeasterly margin of Clematis Drive; thence with said drive, Southeastwardly 212 feet to the corner of Lots Nos. 308 and 309; thence with the line between said two lots, Northeastwardly 163 feet to the common corner of Lots Nos. 308, 309 and 310; thence with the line between Lots No. 309 and 310, Northwestwardly 237 feet to the beginning.

Being the same property conveyed to Sherrie P. Sehrt by Quitclaim deed from Prissike Property Development, LLC, Series No. 16-01, a Tennessee Series Limited Liability Company of record in Instrument No. 20171102-0112753, Register's Office for Davidson County, Tennessee, dated November 02, 2017 and recorded on November 02, 2017.

Being the same property conveyed to Harris Properties LLC, a Tennessee Limited Liability Company by Warranty deed from Sherrie P. Sehrt, Unmarried of record in Instrument No. 20201026-0123827 Register's Office for Davidson County, Tennessee, dated October 21, 2020 and recorded on October 26, 2020.

TENNESSEE CERTIFICATION OF ELECTRONIC DOCUMENT

I, **J. Carlton Drumwright**, do hereby make oath that I am a licensed attorney and/or the custodian of the original version of the electronic document tendered for registration herewith and that this electronic document is a true and exact copy of the original document executed and authenticated according to law on July 9, 2021.

J. Carlton Drumwright

July 9, 2021
Date

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Sworn and subscribed before me on July 9, 2021.

Notary

My Commission Expires: 12/18/22

