This Instrument
Prepared By:

Garside & Hunter, PLLC
1104 Fatherland Street
Nashville, TN 37206
(615) 712-6391

QUITCLAIM DEED

FOR AND IN CONSIDERATION of Ten Dollars ($10.00), cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt of which is hereby acknowledged, **Regal Homes Co.,** a Tennessee Corporation, hereinafter called the Grantor, has bargained and sold, and by these presents does transfer all of its interest and convey unto **Urban Capital, LLC,** a Tennessee Limited Liability Company, hereinafter called the Grantee, its successors and assigns, certain tracts or parcels of land in Davidson County, State of Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, being part of Lot No. 13 in P. W. Crutchers Subdivision of record in Book 332, Page 4, Register's Office for Davidson County, Tennessee.

Said Lot begins at a point at the Southwest corner of Lischey Avenue and Trinity Lane, running thence West with the margin of said Trinity Avenue 75 feet to a point; thence Southerly 174-5/10 feet to a point in the alley 65.77 feet West from Lischey Avenue thence East 65.77 feet to Lischey Avenue, thence with the West margin of Lischey Avenue 177 feet to the beginning point.

Being conveyed to Regal Homes Co., by Warranty Deed from Burma F. Moreland, as Trustee of the Moreland Family Trust dated March 24, 2004, Arthur H. Moreland and Burma F. Moreland, Trustors and/or Trustees, of record at Instrument No. 20200817-0091818, Register's Office for Davidson County, Tennessee.

Being also known as 338 E Trinity Lane Nashville, Tennessee 37207.

IN WITNESS WHEREOF, I have hereunto set out my hand on this 16th day of August, 2021.

Regal Homes Co.

By: Steve Reigle, Vice President

STATE OF TENNESSEE)
COUNTY OF CHEATHAM)

Before me, the undersigned authority, a Notary Public of the State and County mentioned, personally appeared Steve Reigle, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, executed the foregoing instrument in his capacity as Vice President of Regal Homes Co. a Tennessee Corporation.

Witness my hand and seal this 16th 6 OCTOBER day of August, 2021.

Notary Public

Karen Johnson Davidson County
Batch# 731069 **DEEDQC**
10/06/2021 01:42:23 PM 2 pgs
Fees: $12.00 Taxes: $0.00

20211006-0134431

JAMES C. ESTES
STATE OF TENNESSEE NOTARY PUBLIC
CHEATHAM COUNTY
My Commission Expires 6-20-2022

AFFIDAVIT OF CONSIDERATION

Name and Address of Property Owner:	Person or Entity Responsible For Payment of Property Taxes:	Map & Parcel Number of Property Transferred:
Urban Capital, LLC 290 Ed Harris Road Ashland City, TN 37015	New Owner	Davidson County: 71-8-262.00

STATE OF TENNESSEE)
COUNTY OF CHEATHAM)

I hereby swear or affirm that the actual consideration for this transfer or the value of the property transferred, whichever is greater, is Ten Dollars ($10.00), which amount is equal to or greater than the amount which the property transferred would command at a fair voluntary sale.

Affiant

Sworn to and subscribed before me ~~16th~~ 6 day of ~~August~~ OCTOBER, 2021.

Notary Public

My Commission Expires:

6/20/2022

JAMES C. ESTES
STATE OF TENNESSEE NOTARY PUBLIC
CHEATHAM COUNTY
My Commission Expires 6.20.2022