Karen Johnson Davidson County
Batch# 740418 DEEDQC
10/20/2021 03:43:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20211020-0141141

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	051-00-0-125.00

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:

Land in Davidson County, Tennessee being a tract of land located in the 12th Civil District of Davidson County, Tennessee and bounded as follows: On the north by Walton Lane, on the south by the Wilson Estate lands, on the east by the land of Burley Marshall Nelson and on the west by Douglas A. Cox and more particularly described by metes and bounds of an unrecorded survey by John M. Sullivan, County Surveyor, Davidson County, Tennessee dated June 22, 1949, as follows:

Beginning at a point in the center of Walton Lane, the same being the northwest corner of land owned by Burley Marshall Nelson: thence with Burley Marshall Nelson's west line South 2 degrees West 346.5 feet to a point; thence North 86 degrees 03 minutes West with Old Rock Fence 213.5 feet to a point; thence North 2 degrees East 346.5 feet to a point in the center of Walton Lane; thence South 86 degrees 03 minutes East with the center of Walton Lane 213.5 feet to the point of beginning, the same containing 1.7 acres more or less.

Being the same property conveyed to Woodland Street Partners, LLC by Warranty Deed from Riverstone Homes, LLC of record in Instrument No. 20171219-0129330 Register's Office for Davidson County, Tennessee, dated December 15, 2017 and recorded on December 19, 2017.

Being also known as 3335 Walton Lane Nashville, Tennessee 37216.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer is $ 0.00.

Subscribed and sworn to before me this the ____ day of October, 2021.

Affiant

My commission expires: 7/8/25
(Affix Seal)

Notary Public

JOHN QUINTON HORNER
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 09-08-2025

IN WITNESS WHEREOF, the undersigned has executed this Quitclaim Deed on this 15 day of October, 2021.

Woodland Street Partners, LLC, a Tennessee Limited Liability Company

Zachary K. Thomas, Authorized 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 **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 **Authorized Member 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 15 day of October, 2021.

Notary Public

QUINTON HORNER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 09-08-2025

My Commission Expires: 9/8/25

Tennessee Certification of Electronic Document

I, Steven T. Morris, 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 10/19/2021 (date ~~of document~~).

Affiant Signature

10/19/2021
Date

State of TN

County of DAVIDSON

Sworn to and subscribed before me this 19th day of October, 2021.

Notary's Signature

ELIZA WHITFIELD
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
NOTARY'S SEAL
MY COMMISSION EXPIRES MAY 5, 2025

MY COMMISSION EXPIRES: 5-5-2025