Karen Johnson Davidson County
Batch# 745471 DEEDQC
10/28/2021 09:44:21 AM 2 pgs
Fees: $12.00 Taxes: $0.00

20211028-0144745

Name and Address of New Owner:
Send Tax Bills To:
NashRent LLC
1811 Ivy Crest Dr
Brentwood, TN 37027
Map & Parcel No: 086-11-0B-107.00-CO

This Instrument Prepared By:
Tennessee Title Services, LLC
547 N Mt Juliet Rd., Ste 100
Mt. Juliet, TN 37122

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) cash in hand paid, and other good and valuable consideration, the receipt and legal sufficiency of which are hereby irrevocably acknowledged, **Mullins Properties, LLC, a Delaware limited liability company**" the Grantor," convey and quitclaim unto **NashRent LLC, a Tennessee Limited Liability Company,** "the Grantee," the following described real estate in Davidson County, Tennessee:

Land in Davidson County, Tennessee, being all of Unit No. 11-5, Building No. 11, in Hermitage Woods Condominiums, Phase II (Raintree Village), a condominium, created under Chapter 27, Title 64, Tennessee Code Annotated, and as established by a Master Deed of record in Deed Book 4753, Page 140, Register's Office for Davidson County, Tennessee, and as shown on the Plat of Hermitage Woods Condominium Apartments, Phase II and Phase II- A, of record in Book 1765, Pages 36 through 38, inclusive, voided by Book 4860, Pages 62 through 64, inclusive, said Register's Office, to which reference is hereby made, Garage No. 11-5-B is limited common element for the exclusive use of the occupant of said unit.

Being a portion of the same property conveyed to Mullins Properties, LLC, a Delaware limited liability company by Warranty deed from Nashvest, LLC, a Tennessee limited liability company of record in Instrument No. 20190708-0066357 Register's Office for Davidson County, Tennessee, dated June 20, 2019 and recorded on July 08, 2019.

FOR INFORMATIONAL PURPOSES ONLY:
Being also known as 428 Raintree Place, Unit 11-5, Hermitage, Tennessee 37076.

Grantor covenant that they are lawfully seized and possessed of said real estate, have good right and lawful authority to convey the same, that the title thereto is clear, free and unencumbered (except as hereinbefore specifically set out).**GRANTOR, BY EXECUTION OF THIS QUITCLAIM DEED, AND GRANTEE, BY ACCEPTANCE OF AND/OR FILING OF THIS QUITCLAIM DEED, HEREBY ACKNOWLEDGE THAT THIS DEED WAS PREPARED FROM INFORMATION FURNISHED BY THE PARTIES INVOLVED, AND PREPARER MAKES NO REPRESENTATION AS TO THE STATUS OF TITLE OR ACCURACY OF THE LEGAL DESCRIPTION HEREIN AND THAT NO TITLE INSURANCE IS BEING PROVIDED.**

IN WITNESS WHEREOF, Grantor have executed this Deed on the 20TH day of October, 2021.

Mullins Properties, LLC

(SEAL)

Brian Mullins, Member

STATE OF TENNESSEE COUNTY OF DAVIDSON

Before me, the undersigned notary public, of the state and county aforesaid, personally appeared **Brian Mullins** with whom I am personally acquainted, (or proven to me on the basis of satisfactory evidence), and who, upon oath acknowledged to be the **Member** of **Mullins Properties, LLC**, the within named bargainor, a **Delaware limited liability company**, and that as such **Member**, as duly authorized, executed the foregoing instrument for the purposes therein contained, by signing the name of the **limited liability company** as **Member**.

Witness my hand, at office, this 20TH day of October, 2021.

Notary Signature

My commission expires: My Commission Expires July 9, 2022

ANNA BRECKENRIDGE STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

AFFIDAVIT OF VALUE

The undersigned hereby offers this instrument for recording within the meaning of the statutes of the State of Tennessee under Tenn. Code Ann. Section 67-4-409, and hereby swears and affirms that the actual consideration for this transfer or value of the property transferred, whichever is greater, is $ **0.00** which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Affiant

STATE OF TENNESSEE COUNTY OF ~~WILSON~~ DAVIDSON

Sworn to and subscribed before me this 20TH day of October, 2021.

Notary Signature

My commission expires: My Commission Expires July 9, 2022

ANNA BRECKENRIDGE STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY