This Instrument Prepared By:
SPENCER FANE BONE MCALLESTER
Nashville City Center
511 Union Street, Suite 1000
Nashville, Tennessee 37219

Karen Johnson Davidson County
Batch# 751430 **DEEDQC**
11/08/2021 03:51:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20211108-0149149

QUITCLAIM DEED

Address New Owner(s)	Send Tax Bills To:	Map & Parcel No.:
508 31st Avenue North, LLC 511 Union Street, Suite 1000 Nashville, TN 37219	New Owner	092-10-0C-001.00 CO

FOR AND IN CONSIDERATION of the sum of TEN and 00/100 DOLLARS ($10.00) cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, **QUANTAVIUS M. POOLE**, ("Grantor"), does hereby quitclaim and convey unto **508 31ST AVENUE NORTH, LLC**, a Tennessee Limited Liability Company ("Grantee"), and Grantee's successors and assigns, all of Grantor's right, title and interest in and to the following described parcel of real estate located in Nashville, Davidson County, Tennessee, as follows, to wit:

A certain unit located in Davidson County, Tennessee being Unit No. 1 of Elevate at City Heights (Formerly The Del) as shown on plat at Exhibit "B" of Amended and Restated Declaration of Covenants, Conditions and Restrictions of Instrument No. 20180403-0030960, amended in Instrument No. 20180615-0057610, in the Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate description thereof.

Being the same property conveyed to Quantavius M. Poole, a single man, by Warranty Deed from P Three Ventures, a Texas Partnership, dated November 4, 2021, of record in Instrument No. 20211104-0147459, Register's Office for Davidson County, Tennessee.

This is improved property know as 508 31st Avenue North, Nashville, Tennessee 37209 (the "Property").

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, their hers and assigns forever; and I do covenant with said Grantee that I am lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same is unencumbered, unless otherwise herein set out; and I do further covenant and bind myself, my heirs and representatives, to warrant and forever defend the

title to said land to the said Grantee, their heirs and assigns, against the lawful claims of all persons whomever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

This conveyance is subject to the following: Declaration of Covenants, Conditions and Restrictions, Plat and By-Laws of record in Instrument No. 20170127-0009277, amended in Instrument No. 20170330-0031283, Instrument No. 20171003-0101096, Instrument No. 20180403-0030960 and Instrument No. 20180615-0057610; Easement for public street right of way of record in Instrument No. 20170208-0013332; Declaration of restrictions and covenants for stormwater facilities and systems of record in Instrument No. 20161012-0107948; all of record in the Register's Office for Davidson County, Tennessee.

IN WITNESS WHEREOF, the Grantor has caused this instrument to be dated and effective as of the 8th day of November, 2021.

GRANTOR:

By: Quantavius M. Poole
Quantavius M. Poole

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public in and for said county and state, personally appeared, Quantavius M. Poole, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and seal at office this 8th day of November, 2021.

Natalina D. Eckerman
NOTARY PUBLIC

My Commission Expires: September 6, 2022

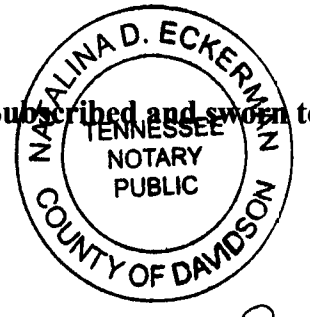
NATALINA D. ECKERMAN TENNESSEE NOTARY PUBLIC COUNTY OF DAVIDSON

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

The actual consideration for this transfer is $10.

Quintin M. Pate
AFFIANT



Subscribed and sworn to before me, this 8th **day of November, 2021.**

Natalina D. Eckerman
NOTARY PUBLIC

My Commission Expires: September 6, 2022