QUITCLAIM DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $0.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 10 DAY OF December, 2021.

Notary Public

MY COMMISSION EXPIRES: (AFFIX SEAL)

ADAM H. JEFFERSON NOTARY PUBLIC STATE OF TENNESSEE My Commission Expires on 05/05/2025 DAVIDSON COUNTY

AJ-QCD-21-738-3

THIS INSTRUMENT WAS PREPARED BY (and return to):

Rudy & Partners, PLLC
2012 21st Avenue South
Nashville, TN 37212

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
738.3 Douglas Ave LLC	**Capital City Home Loans**	
(NAME) **738 Douglas Ave, Unit 3**	(NAME) **1255 Lakes Parkway, Building 300, Suite 330**	**071-16-0H-003.00-CO**
(ADDRESS) **Nashville, TN 37207**	(ADDRESS) **Lawrenceville, GA, 30043**	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of ZERO DOLLARS, cash in hand, paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, **ROBERT A. BURKE AND LACEY BURKE, HUSBAND AND WIFE, AND HARVEY BRETT ALFREY AND JENNIFER WISEMAN ALFREY, HUSBAND AND WIFE, AND CLAYTON LAINHART AND HELEN LAINHART, HUSBAND AND WIFE,** hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto **738.3 DOUGLAS AVE LLC, a Tennessee limited liability company,** hereinafter called the Grantee, its heirs, successors and assigns, that certain tract or parcel of land in **DAVIDSON** COUNTY, STATE OF **TENNESSEE**, described as follows, to wit:

Land in Davidson County, Tennessee, being Unit 3 of Highland Station at Cleveland Park, as shown on the plat attached as Exhibit B to the Declaration of Covenants, Conditions and Restriction for Highland Station at Cleveland Park, a Horizontal Property Regime with Private Elements, of record in Instrument No. 20201112-0133202, in the Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description of the property.

Being the same property conveyed to **ROBERT A. BURKE AND LACEY BURKE, HUSBAND AND WIFE, AND HARVEY BRETT ALFREY AND JENNIFER WISEMAN ALFREY, HUSBAND AND WIFE, AND CLAYTON LAINHART AND HELEN LAINHART, HUSBAND AND WIFE** from **PDG FSP DOUGLAS, LLC, A TENNESSEE LIMITED LIABILITY COMPANY,** by Warranty Deed, of record in 20211207-0162383, Register's Office for Davidson, Tennessee.

This Instrument was prepared with information supplied by the Grantee. No title examination was performed to validate the accuracy of title. Therefore the preparer does not accept liability for this Instrument.

This is **improved** property known as: **738 Douglas Avenue Unit 3, Nashville, Tennessee 37207**.

Karen Johnson Davidson County
Batch# 773419 **DEEDQC**
12/14/2021 11:48:33 AM 6 pgs
Fees: $32.00 Taxes: $0.00

20211214-0165169

Witness my hand this the 8 day of December, 2021.

ROBERT A. BURKE

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **ROBERT A. BURKE**, the within named bargainor, to me known (or proved to me on the basis of satisfactory evidence) to be the person described herein in and who acknowledged himself as such, and that he executed the foregoing instrument for the purpose therein contained.

Witness my hand and official seal, this the 8 of December, 2021.

Notary Public
My Commission Expires: 10/2/2023
(SEAL)

Witness my hand this the 8 day of December, 2021.

LACEY BURKE

GABRIEL LUTZ
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 10-02-2023

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **LACEY BURKE**, the within named bargainor, to me known (or proved to me on the basis of satisfactory evidence) to be the person described herein in and who acknowledged herself as such, and that she executed the foregoing instrument for the purpose therein contained.

Witness my hand and official seal, this the 8 of December, 2021.

Notary Public
My Commission Expires: 10/2/2023
(SEAL)

GABRIEL LUTZ
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 10-02-2023

Witness my hand this the 16 day of December, 2021.

CLAYTON LAINHART

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **CLAYTON LAINHART**, the within named bargainor, to me known (or proved to me on the basis of satisfactory evidence) to be the person described herein in and who acknowledged himself as such, and that he executed the foregoing instrument for the purpose therein contained.

Witness my hand and official seal, this the 16 of December, 2021.

Notary Public
My Commission Expires: 10/2/2023
(SEAL)

GABRIEL LUTZ
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 10-02-2023

Witness my hand this the 16 day of December, 2021.

HELEN LAINHART

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **HELEN LAINHART**, the within named bargainor, to me known (or proved to me on the basis of satisfactory evidence) to be the person described herein in and who acknowledged herself as such, and that she executed the foregoing instrument for the purpose therein contained.

Witness my hand and official seal, this the 10 of December, 2021.

Notary Public
My Commission Expires: 10/2/2023
(SEAL)

GABRIEL LUTZ
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 10-02-2023

Witness my hand this the 10 day of December, 2021.

HARVEY BRETT ALFREY

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **HARVEY BRETT ALFREY**, the within named bargainor, to me known (or proved to me on the basis of satisfactory evidence) to be the person described herein in and who acknowledged himself as such, and that he executed the foregoing instrument for the purpose therein contained.

Witness my hand and official seal, this the 10 of December, 2021.

Notary Public
My Commission Expires: 10/2/2023
(SEAL)

GABRIEL LUTZ
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 10-02-2023

Witness my hand this the ____ day of _____, 2021.

JENNIFER WISEMAN ALFREY

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **JENNIFER WISEMAN ALFREY**, the within named bargainor, to me known (or proved to me on the basis of satisfactory evidence) to be the person described herein in and who acknowledged herself as such, and that she executed the foregoing instrument for the purpose therein contained.

Witness my hand and official seal, this the _____ of _____, 2021.

Notary Public
My Commission Expires: _____
(SEAL)

Witness my hand this the ____ day of _____, 2021.

_____
HARVEY BRETT ALFREY

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **HARVEY BRETT ALFREY**, the within named bargainor, to me known (or proved to me on the basis of satisfactory evidence) to be the person described herein in and who acknowledged himself as such, and that he executed the foregoing instrument for the purpose therein contained.

Witness my hand and official seal, this the _____ of _____, 2021.

_____
Notary Public
My Commission Expires: _____
(SEAL)

Witness my hand this the 8 day of December, 2021.

Jennifer Wiseman Alfrey
JENNIFER WISEMAN ALFREY

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **JENNIFER WISEMAN ALFREY**, the within named bargainor, to me known (or proved to me on the basis of satisfactory evidence) to be the person described herein in and who acknowledged herself as such, and that she executed the foregoing instrument for the purpose therein contained.

Witness my hand and official seal, this the _____ of _____, 2021.

_____
Notary Public
My Commission Expires: PLEASE SEE NOTARY ATTACHMENT
(SEAL)

CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT **CIVIL CODE § 1189**

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California)
County of Santa Clara)

On Dec 8th 2021 *Date* before me, Peggy Yeung , Notary Public *Here Insert Name and Title of the Officer*,

personally appeared Jennifer Wiseman Alfrey *Name(s) of Signer(s)*,

who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

PEGGY YEUNG
COMM. #2377014
NOTARY PUBLIC - CALIFORNIA
SANTA CLARA COUNTY
My Comm. Exp. Oct. 24, 2025

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature _____ *Signature of Notary Public*

Place Notary Seal Above

OPTIONAL

Though this section is optional, completing this information can deter alteration of the document or fraudulent reattachment of this form to an unintended document.

Description of Attached Document
Title or Type of Document: Quitclaim Deed
Document Date: _____ Number of Pages: 2
Signer(s) Other Than Named Above: _____

Capacity(ies) Claimed by Signer(s)

Signer's Name: _____	Signer's Name: _____
☐ Corporate Officer — Title(s): _____	☐ Corporate Officer — Title(s): _____
☐ Partner — ☐ Limited ☐ General	☐ Partner — ☐ Limited ☐ General
☐ Individual ☐ Attorney in Fact	☐ Individual ☐ Attorney in Fact
☐ Trustee ☐ Guardian or Conservator	☐ Trustee ☐ Guardian or Conservator
☐ Other: _____	☐ Other: _____
Signer Is Representing: _____	Signer Is Representing: _____

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