Karen Johnson Davidson County
Batch# 777164 DEEDQC
12/21/2021 09:32:43 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20211221-0168254

This Instrument Prepared by:
Banker Title & Escrow Corporation
3310 West End Avenue, Suite 540
Nashville, Tennessee 37203

QUITCLAIM DEED

Address New Owner as Follows:	Send Tax Bill to:	MAP-PARCEL
Charlie Tucker TN Properties, LLC 3225 Mcleod Drive Ste. 100 Las Vegas, NV 89121	New Owner	092-10-0Q-002.00-CO

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) cash in hand paid by the Grantees, the receipt of which is hereby acknowledged, I, **Donald Francis Hopkins Jr. and Tamara Ann Hopkins, husband and wife,** the **Grantors** herein, by these presents do hereby **QUITCLAIM** and **CONVEY** unto **Charlie Tucker TN Properties, LLC, a Tennessee limited liability company, dba Charlie Tucker TN Properties, LLC-2716 Delaware Ave., Protected Series,** the **Grantee** herein, its successors and assigns, all of our right, title, and interest in and to the following described real property in Davidson County, Tennessee:

> Land in Davidson County, Tennessee, being Unit 2 on the Plan of 2716 Delaware Avenue Townhomes, a Horizontal Property Regime with Private Elements, as shown in the Declaration of Covenants, Conditions and Restrictions for 2716 Delaware Avenue Town homes, as set forth in Exhibit "B" of record in Instrument No. 20200213-0016790, Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.
>
> Being the same property conveyed to Donald Francis Hopkins Jr. and Tamara Ann Hopkins, husband and wife, by Warranty deed from 2716 Delaware Avenue LLC, a Tennessee limited liability company, of record in Instrument No. 20210428-0056508, Register's Office for Davidson County, Tennessee.

This is improved real property with a mailing address of: 2716 Delaware Ave. #2, Nashville, TN 37209.

IN WITNESS WHEREOF, the undersigned has executed this instrument on the 17 day of December, 2021.

GRANTORS:

Donald Francis Hopkins Jr.

Tamara Ann Hopkins

STATE OF California)
COUNTY OF Orange)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **Donald Francis Hopkins Jr. and Tamara Ann Hopkins,** the within named bargainors, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal this the 17 day of December, 2021.

Notary Public

My Commission Expires: 7/29/22

JAIME ROCHA
Notary Public - California
Orange County
Commission # 2251680
My Comm. Expires Jul 29, 2022

California
STATE OF ~~TENNESSEE~~
COUNTY OF ~~DAVIDSON~~
Orange

The Actual Consideration or Value, whichever of greater, for this transfer is $0.00.

Tamara A. Hopkins

Affiant

Subscribed and sworn to before me this 17 day of December, 2021.

Notary Public

My Commission Expires: 7/29/22

JAIME ROCHA
Notary Public - California
Orange County
Commission # 2251680
My Comm. Expires Jul 29, 2022