Name and Address of New Owner:
STLD Group LLC
4325 Hillsboro Pike
Nashville TN 37215

Karen Johnson Davidson County
Batch# 777509 DEEDQC
12/21/2021 03:03:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20211221-0168698

Send Tax Bills To:
STLD Group LLC
4325 Hillsboro Pike
Nashville TN 37215

This Instrument Prepared By:

Toro Title, LLC
933 East Trinity Lane
Nashville, TN 37207

Map & Parcel No: 072050P00200CO

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, **ICG Development, LLC, a Tennessee Limited Liability Company** , "the Grantor," convey and quitclaim unto **STLD Group, LLC a Colorado Limited Liability Company,** "the Grantee," the following described real estate in Davidson County, Tennessee:

Land in Davidson County, Tennessee, being Unit B, Homes at 901 Thomas Ave, a Horizontal Property Regime with Private Elements, as established under Declaration of Covenants, Conditions, and Restrictions of record in Instrument No. 20210224-0023080, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more particular description of said units.

Being the same property conveyed to ICG Development, LLC, a Tennessee Limited Liability Company, by Quitclaim Deed from Letijah Yvette Johnson, dated February 24, 2021, and recorded February 24, 2021, in Instrument No. 20210224-0023081, Register's Office for Davidson County, Tennessee.

Property Address: 3103 Keeling Avenue, Nashville, TN 37216.
(erroneously referenced as 901 B Thomas Ave, Nashville, TN 37216 in prior deed).
(Address for informational purposes)

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 Quitclaim Deed on the 16th day of December, 2021.

ICG Development LLC

_____(SEAL)
BY: Bruce Little, Authorized Signer/Member

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, Amanda S. Young of the state and county mentioned, personally appeared Bruce Little, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged such person to be Authorized Member of ICG Development, LLC, the within named bargainor, a Limited Liability Company, and that such Bruce Little as such Authorized Member, executed the foregoing instrument for the purpose therein contained, by personally signing the name of the Limited Liability Company as Authorized Member.

Witness my hand and seal, at office in Nashville, this 16th day of December, 2021.

Notary Signature

Printed Name: Amanda S. Young

My commission expires: 10.12.2024

AMANDA S. YOUNG
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON 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**, 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 DAVIDSON

Sworn to and subscribed before me this 16th day of December, 2021.

Notary Signature
My commission expires: 10.12.2024

AMANDA S. YOUNG
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

Tennessee Certification of Electronic Document

I, Melissa Lorch, 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 12/16/21 (date of document).

Affiant Signature

12/17/21
Date

State of Tennessee
County of Davidson

Sworn to and subscribed before me this 17 day of December, 2021.

Notary's Signature

MY COMMISSION EXPIRES: 10-12-2024

NOTARY'S SEAL

AMANDA S. YOUNG
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY