THIS INSTRUMENT PREPARED BY
AND AFTER RECORDING RETURN TO:

Bell & Alexander Title Services, Inc.
8110 Isabella Lane, Ste 200
Brentwood, TN 37027

Address New Owner(s) as follows:
Music City Encore, LLC
711 C 26th Ave N
Nashville, TN 37208

Send Tax Bill to:
New Owner

Map/Parcel Number
092-06-0H 013.00

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 30th day of December, 2021.

Notary Public

My Commission Expires:

GERALD FISCHER
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY
MY COMMISSION EXPIRES 5-18-2024

QUITCLAIM DEED

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS ($10.00) IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I, **ADRIAN BOECKELER AND LAURA ORTIZ AND TY OLSON,** HEREINAFTER CALLED GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER, CONVEY AND QUITCLAIM UNTO **MUSIC CITY ENCORE, LLC,** HEREINAFTER CALLED GRANTEE(S), THEIR HEIRS AND ASSIGNS, ALL OF THE GRANTOR'S INTEREST IN A CERTAIN PARCEL OF LAND, TOGETHER WITH ALL TENEMENTS, HEREDITAMENTS AND APPURTENANCES THERETO LOCATED IN **Davidson COUNTY**, STATE OF **TENNESSEE**, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

See attached "Exhibit A".

Said property is conveyed also subject to such other limitations, restrictions, and encumbrances as may affect the premises.

Said property is commonly referred to as 711 C 26th Ave N Nashville, TN 37208

Karen Johnson Davidson County
Batch# 779796 DEEDQC
12/28/2021 10:54:00 AM 4 pgs
Fees: $22.00 Taxes: $0.00

20211228-0170357

IN WITNESS WHEREOF, the undersigned has executed this instrument this 23 day of December, 2021.

Adrian Boeckeler

Laura Ortiz

STATE OF Florida

COUNTY OF Lee

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **ADRIAN BOECKELER AND LAURA ORTIZ** the Grantor, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 23 day of December, 2021.

My commission expires:_____ Notary Public

TERESA SHOOK
Commission # HH 017426
Expires July 5, 2024
Bonded Thru Troy Fain Insurance 800-385-7019

IN WITNESS WHEREOF, the undersigned has executed this instrument this 23 day of December, 2021.

Ty Olson

STATE OF RI

COUNTY OF Newport

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **TY OLSON** the Grantor, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 23 day of December, 2021.

My commission expires: 5/27/2024

Notary Public

JAMES ANTONE
NOTARY PUBLIC # 765397
STATE OF RHODE ISLAND
COMMISSION EXPIRES 5/27/24

JAMES ANTONE
NOTARY PUBLIC # 765397
STATE OF RHODE ISLAND
COMMISSION EXPIRES 5/27/24

Exhibit A

Land in Davidson County, Tennessee, being Unit No. 711 C, Crave Townhomes At City Heights described in the Declaration of Covenants, Conditions and Restrictions for Crave Townhomes at City Heights of record in Instrument No. 20190315-0023896, as amended in Instrument No. 20200122-0007996, as corrected by Affidavit of Re-Recording of record in Instrument No. 20200417-0040580, Register's Office for Davidson County, to which reference is hereby made, together with the limited common elements assigned to said Unit and the undivided interest in the common elements of Crave Townhomes at City Heights as stated in said Declaration. Said Unit is shown as part of Exhibit "B" Declaration of Crave Townhomes at City Heights. The easements restrictive covenants, conditions and regulations imposed upon and relating to the units at Crave Townhomes at City Heights. The property, co-owners and tenants, and the plat filed as Exhibit "B" to said Declaration, said Register's office, are incorporated herein by reference and made a part of the same as of copied verbatim herein for a more complete identification and description of said Unit.

Being the same property conveyed to Zvezda 2, LLC, a Tennessee limited liability company, by deed dated 12/15/2020, from E3 Construction Services, LLC, a Tennessee limited liability company, of record in Instrument No. 20201221-0151545, Register's Office for said County.

Source of Title: 20211228-0170355