Karen Johnson Davidson County
Batch# 785199 DEEDQC
01/05/2022 02:11:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20220105-0002224

THIS INSTRUMENT PREPARED BY: **William H. Lassiter, Jr., Esq., 320 Seven Springs Way, Suite 110, Brentwood, TN 37027; (615) 810-8777**

THIS DEED HAS BEEN PREPARED BASED UPON INFORMATION SUPPLIED BY THE PARTIES AND NO INDEPENDENT TITLE SEARCH HAS BEEN CONDUCTED.

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NOS.:
Preservation Capital, LLC	Preservation Capital, LLC	162 12 OB 067.00 CO
1345 Bell Road, Unit 436	9477 Waterfall Road	
Antioch, TN 37013	Brentwood, TN 37027-8662	

QUITCLAIM DEED

FOR NO MONETARY CONSIDERATION, but for the express purpose of making a reconveyance, and to dissolve the Series B of Preservation Capital, LLC, I, **DON W. DOTSON**, being authorized as Co-Chief Manager of **PRESERVATION CAPITAL, LLC**, a Series B Tennessee limited liability company, do hereby convey to **PRESERVATION CAPITAL, LLC**, a Tennessee limited liability company, its successors and assigns forever, all of its right, title and interest in the following described tract or parcel of land located in Davidson County, Tennessee, and described as follows, to wit:

Land in Davidson County, Tennessee, being Lot No. 16C of Tract II on the plan of Final Plat, Villas at Belle Parke, Phase II, a horizontal property regime of record at Instrument No. 20020722-0087814, Register's Office for Davidson County, Tennessee, and as defined in the Amendment to Master Deed and By-Laws of record in Instrument No. 20040218-0018915, said Register's Office, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Preservation Capital, LLC, a Series B Tennessee limited liability company, from Jean D. Dotson by Quitclaim Deed dated March 26, 2015, of record in Instrument No. 20150401-0028230, Register's Office for Davidson County, Tennessee.

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

Grantor makes no warranties as to the state of the title to the property but acquit any claim that Grantor has to said property and for that purpose thereof, makes this conveyance to Grantee.

This is improved property known as 1345 Bell Road, Unit 436, Antioch, TN 37013.

IN WITNESS WHEREOF, I have hereunto set my hand on this the 30th day of December 2021.

PRESERVATION CAPITAL, LLC, a Series B Tennessee limited liability company

By: _____
DON W. DOTSON, CO-CHIEF MANAGER

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STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, DON D. DOTSON, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand, at office in Brentwood, Tennessee, on this the 30th day of December 2021.

_____
Notary Public

LINDA J. WILLIAMS STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF DAVIDSON My Comm. Expires July 9, 2022

My commission expires: 07/09/2022

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STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value of this transfer is $ - 0 - .

_____
Affiant

Sworn to and subscribed before me this
30th day of December 2021.

_____
Notary Public

LINDA J. WILLIAMS STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF DAVIDSON My Comm. Expires July 9, 2022

My commission expires: 07/09/2022

CERTIFICATE OF AUTHENTICITY

I, Elizabeth Ryder Sykes, 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 **December 30, 2021**.

Elizabeth Ryder Sykes

12/30/2021
Date

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Sworn to and subscribed before me this **30th** day of **December**, 2021.

Lynne E. Neegley
Notary Public

LYNNE E. NEEGLEY
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
My Commission Expires

My Commission Expires: 3/7/2023