Karen Johnson Davidson County
Batch# 839742 DEEDQC
04/14/2022 10:24:52 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20220414-0043342

THIS INSTRUMENT PREPARED BY, AND WHEN RECORDED, RETURN TO: Nelson Mullins Riley & Scarborough, LLP 150 4th Ave. North, Suite 1100 Nashville, Tennessee 37219 Attention: Laurence M. Papel	**STATE OF** NC **COUNTY OF** Iredell The actual consideration or value, whichever is greater, for this transfer is: $0.00 Affiant Subscribed and sworn to before me this 13 day April 2022. Notary Public My commission expires: 3/30/2027

Jacob A. Simko NOTARY PUBLIC Iredell County North Carolina My Commission Expires 3/30/2027

QUITCLAIM DEED

ADDRESS OF NEW OWNER	SEND TAX BILLS TO	MAP/PARCEL NO.
Strategic Options International, LLC 2817 West End Avenue, Suite 126 Nashville, TN 37203-1453 Attn: Myron Dowell	SAME	086 000 149.00

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt of which are hereby acknowledged, **DODSON CHAPEL DEVELOPMENT, LLC,** a Tennessee limited liability company (the "***Grantor***"), by these presents does quitclaim, transfer and convey unto **STRATEGIC OPTIONS INTERNATIONAL, LLC**, a Tennessee limited liability company (the "***Grantee***"), and its successors and assigns, all of Grantor's interest as owner in a certain parcel of improved real property located at 3941 Dodson Chapel Road, Hermitage, Davidson County, Tennessee (the "***Property***"), and more particularly described as follows to-wit:

Tract 1:

Beginning at a point in the center line of Dodson Chapel Rd. 767 feet South of the Center line of Central Pike; thence easterly parallel to Central Pike, 115 feet to the southwest corner of Tract 2 hereinafter described; thence northerly along the west line of the same and parallel to the center line of Dodson Chapel Road 383.5 feet to a stone; thence westerly parallel to Central Pike, 115 feet to the center line of Dodson Chapel Road; thence with the center line of same southerly 383.5 feet to the beginning.

Tract 2:

Beginning at a point in the north line of abstract of 8.51 acres conveyed to W.C. Newsom by deed of record in Book 1371 Page 365 Registers Office for said county, and being the southeast corner of Tract 1 above described; thence with Newsom's north line south 86 deg. 20' East 263 feet to a point; Newsom's northeast corner; thence north 2 deg. 50' East 394 feet to a point; thence North 86 deg. 20' West 263 feet to a point, being in the east line of an original tract conveyed to W.P. Wright and wife by deed of record in Book 1001 Page 694 said Register's Office; thence along Wright's easterly line and along the easterly line of tract No. 1 above described South 2 deg. 15' west 394 feet to the beginning.

Being the same property conveyed to Dodson Chapel Development, LLC, a Tennessee limited liability company by quitclaim deed of record in Instrument No. 20200508-0048148, in the Register's Office for Davidson County, Tennessee.

The Property is conveyed subject to such easements, covenants, reservations, limitations, restrictions and encumbrances as may affect the Property. This instrument may be executed in counterparts.

[SIGNATURE PAGE FOLLOWS]

SIGNATURE PAGE
TO
QUITCLAIM DEED

IN WITNESS WHEREOF, the Grantor has caused this Quitclaim Deed to be executed as of the 13 day of April 2022.

DODSON CHAPEL DEVELOPMENT, LLC, a Tennessee limited liability company

By: _____
Myron Dowell, Manager

STATE OF NC)
COUNTY OF Iredell)

Before me, the undersigned, a Notary Public in and for the County and State aforesaid, duly commission and qualified, personally appeared Myron Dowell, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the manager of Dodson Chapel Development, LLC, a Tennessee limited liability company, the within named bargainor, and that he, in such capacity, being duly authorized so to do, executed the foregoing instrument for the purposes therein contained.

Witness my hand and seal at office on this the 13 day of April 2022.

Jacob A Simko
Notary Public

My Commission Expires: 3/30/2027

[END OF SIGNATURE PAGE]

Jacob A. Simko
NOTARY PUBLIC
Iredell County
North Carolina
My Commission Expires 3/30/2027