Karen Johnson Davidson County
Batch# 844884 DEEDQC
04/25/2022 11:57:08 AM 2 pgs
Fees: $12.00 Taxes: $0.00

20220425-0047286

This instrument prepared by:

Tune, Entrekin & White, P.C. (TCW)
500 11th Ave., N., Suite 600
Nashville, TN 37203

CONSIDERATION CERTIFICATE

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater for this transfer is $0.00 and other good and valuable consideration.

Affiant

Subscribed and sworn to before me this the 25th day of April, 2022.

CANDACE CROOM
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
MY COMMISSION EXPIRES MARCH 07, 2023

Notary Public

My Commission Expires: 3 / 7 / 2023

QUIT CLAIM DEED

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP/PARCEL NO.
T & M Development LLC 3703 Fairmont Pike Signal Mountain, TN 37377 Attn: Michael Lohmann	[SAME]	090124L00100CO and 090124L00200CO

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00) and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, **Mack Props, LLC**, a Tennessee limited liability company ("Grantor"), has bargained and by these presents does hereby transfer, quitclaim, and convey unto **T & M Development LLC**, a Tennessee limited liability company ("Grantee"), its successors and assigns, all of Grantor's right, title and interest in and to certain real property lying and being situated in Davidson County, Tennessee (the "Property") more particularly set forth and described as follows:

Land in Davidson County, Tennessee, being Unit A and Unit B, as further shown and described in the Declaration of Protective Covenants, Conditions and Restrictions for 571 Croley Townhouses of record in the Register's Office for Davison County, Tennessee at Instrument Number 20220127-0010118, to which reference is hereby made for a more complete description.

Being the same property conveyed to Mack Props, LLC, a Tennessee limited liability company, from Randy McQuien, Jr. and wife, Janelle McQuien, by deed of record in the Register's Office for Davidson County, Tennessee at Instrument Number 20210601-0072972

It is understood by Grantor and Grantee that this conveyance is subject to taxes and assessments for the year 2022 and subsequent years, not yet due and payable, and subject to easements, rights of way for public utilities, restrictive covenants and conditions, and other matters of record, as well as all applicable zoning and building regulations.

IN WITNESS WHEREOF, the Grantor has caused this Quit Claim Deed to be executed as of the date set forth below.

GRANTOR:

Mack Props, LLC,
a Tennessee limited liability company

By: _____
T. Chad White

Its: Attorney-in-Fact

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named T. Chad White, 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 Attorney-in-Fact of Mack Props, LLC, a Tennessee limited liability company (the "Entity"), the bargainor, and that he as such officer, being authorized so to do, executed the within instrument for the purposes therein contained by signing the name of the Entity by him as such Attorney-in-Fact.

Witness the 25th day of April, 2022.

_____
Notary Public

My Commission Expires: 3/7/2023

CANDACE CROOM
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
MY COMMISSION EXPIRES MARCH 07, 2023