Karen Johnson Davidson County
Batch# 845687 DEEDQC
04/26/2022 10:26:48 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20220426-0047754

THIS INSTRUMENT PREPARED BY:
Southland Law Group, PLLC
7101 Executive Center Drive, #151
Brentwood, TN 37027

NEW OWNER:
John Taylor Reid
1000 B W. Trinity Ln.
Nashville, TN 37218

SEND TAX BILLS TO:
NEW OWNER
5133 Harding Pk.
B-10; #142
Nashville, TN 37205

MAP/PARCEL:
070-07-0P-003.00 CO

This instrument was drafted from information furnished by the parties. No representation or warranty is made by the preparer as to the accuracy of anything set forth herein. The parties have waived performance of a title search, title opinion letter or title insurance by the preparing attorney.

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS that we, **Hestia Properties, LLC, a Tennessee Limited Liability Company,** for and in consideration of Ten and no/100's ($10.00), cash in hand paid, the receipt of which is hereby acknowledged, have bargained and sold and do hereby convey remise, release and forever quitclaim unto **John Taylor Reid,** all our interest, if any whether marital or otherwise, in and to a certain tract of land in Davidson County, Tennessee, described as follows:

> Land in Davidson County, Tennessee, being Unit 3 of Westvue, a Horizontal Property Regime With Private Elements, and described in a Declaration of Covenants, Conditions and Restrictions of record in Instrument No. 20191101-0112866, amended in Instrument Nos. 20200204-0012519 and 20200601-0055933, Register's Office for said County, to which reference is hereby made for a more complete description.
>
> Being the same property conveyed to Hestia Properties, LLC, a Tennessee Limited Liability Company by Warranty Deed from Kevin Joe Wolcott and Mayra Lorena Wolcott, husband and wife, dated 06/08/2021 and recorded 06/09/2021, of record in Instrument 202106090077162, Register's Office for Davidson County, Tennessee.

This is improved property known as 1000B West Trinity Lane, Nashville, TN 37218.

This instrument and the interest released and quitclaimed are subject to such limitations, encumbrances, easements and restrictions as may affect the premises.
WITNESS my hand this the 25th day of April, 2022.

Hestia Properties, LLC

By: John Taylor Reid
Sole Member

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared John Taylor Reid with whom I am personally acquainted and who upon his oath acknowledged himself to be the Member of Hestia Properties, LLC, the within named bargainor, a Limited Liability Company, and that he as such Member being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the Limited Liability Company by the said John Taylor Reid, as such Member.

Witness my hand and official seal at office at Brentwood, Tennessee, on this the 25th day of April 2022.

Notary Public

John M. Wells State of Tennessee Notary Public Davidson County

My commission expires 3/7/2023

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration for this transfer is $0.00.

Affiant

Sworn to and subscribed before me this the 25th day of April, 2022.

Notary Public

John M. Wells State of Tennessee Notary Public Davidson County

My commission expires: 3/7/2023