Karen Johnson Davidson County
Batch# 848908 DEEDQC
05/02/2022 09:20:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20220502-0050440

This Instrument Prepared by & Return to: Providence Title, LLC
25 Century Blvd, Suite 402, Nashville, TN 37214

QUIT CLAIM DEED

FOR AND IN CONSIDERATION of the sum of One Dollar and no/100 ($1.00) and other good and valuable consideration, the receipt of all of which is hereby acknowledged, the undersigned, **Rodney Dewayne Britton, Jr., a single man, Michael Deshawn Britton, a single man, and Brian Thomas Britton, Sr., a single man** ("Grantor"), hereby sell(s), remise(s), release(s), convey(s), and quit claim(s) unto **AH4R TN Properties Two, LLC, a Delaware Limited Liability Company,** (Grantee), all of their rights, title, and interests in the following described real property, to wit:

Land in Davidson County, Tennessee, being Lot No. 299 on the Final Plat of Villages of Long Hunter, P.U.D., Phase I of record in Instrument No. 20010123-0006894, Register's Office for said County, to which reference is hereby made for a more complete description.

Being the same property conveyed to AH4R TN Properties Two, LLC by Warranty Deed from Cherika Nicole Shelton and Valencia Ann Collier recorded April 8, 2022, of record at Instrument No. 20220408-0041010 in the Register's Office of Davidson County, TN.

Being previously conveyed to Patricia Bluing and Charles Bluing, married, by Warranty Deed dated October 15, 2003, of record at Instrument No. 20031024-0157438 in the Register's Office of Davidson County, Tennessee. Charles Bluing died September 5, 2021 leaving Patricia Bluing as the remaining tenant by the entirety.

Patricia Bluing died testate on December 26, 2021. Muniment of Title Order at Docket No 22P159 in the Probate Court for Davidson County, TN vests property to Cherika Nicole Shelton and Valencia Ann Collier. Patricia Bluing's next of kin, who were not devisees under the will, Brian Thomas Britton, Sr., Rodney Dewayne Britton Jr. and Michael Deshawn Britton, all join in this conveyance to transfer any interest they may have in said property as their heirs of Patricia Bluing.

IN TESTIMONY WHEREOF I/we have executed this instrument the 21st day of April, **2022.**

Rodney Dewayne Britton, Jr.

Rodney Dewayne Britton, Jr.

Michael Deshawn Britton

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me a Notary Public in and for said State and County, duly commissioned and qualified, **Rodney Dewayne Britton, Jr. and Michael Deshawn Britton**, with whom I am personally acquainted, or proved to me to be on the basis of satisfactory proof, and who acknowledged that they executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and official seal at office this 21st day of April, 2022.

Notary Public

CARI ALLEN
STATE OF TENNESSEE
NOTARY PUBLIC
My Commission Expires on
01/06/2025
DAVIDSON COUNTY

My Commission Expires: 1-6-25

Witness my hand this 21st day of April, 2022.

Brian Thomas Britton, Sr.

STATE OF SOUTH CAROLINA
COUNTY OF Edgefield

Personally appeared before me a Notary Public in and for said State and County, duly commissioned and qualified, **Brian Thomas Britton, Sr.**, with whom I am personally acquainted, or proved to me to be on the basis of satisfactory proof, and who acknowledged that he executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and official seal at office this 21st day of April; 2022.

Notary Public

My Commission Expires: Dec. 8, 2025

ANTRON HOLDEN SR
Notary Public, State of South Carolina
My Commission Expires Dec. 8, 2025

For recording information only

STATE OF TENNESSEE
COUNTY OF DAVIDSON

I hereby swear or affirm that to the best of affiant's knowledge, belief and information, ~~the actual~~ consideration for the transfer is **$0.00.**

AFFIANT

SUBSCRIBED AND SWORN before me this the 21st day of **April, 2022.**

NOTARY PUBLIC

MY COMMISSION EXPIRES: 03/03/2025

MEMORIE WHITE
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

PROPERTY ADDRESS:	**7400 E Winchester Dr., Antioch, TN 37013**
TAX PARCEL NO.:	**151100A09300CO**
PROPERTY OWNER:	AH4R TN Properties Two, LLC
OWNER'S ADDRESS:	23975 Park Sorrento #300, Calabassas, CA 91302
MAIL TAX BILLS TO:	AH4R TN Properties Two, LLC 23975 Park Sorrento #300, Calabassas, CA 91302

Certificate of Authenticity

I, Holly A. Mason, 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 April 21, 2022.

Affiant Signature

April 26, 2022
Date

State of Tennessee
County of Davidson

Sworn to and subscribed before me this 21 day of April, 2022.

Notary's Signature

(Notary Seal)

ASHLEE D. PAGE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

My Commission Expires: 11/08/2022