Karen Johnson Davidson County
Batch# 854849 DEEDQC
05/13/2022 08:49:14 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20220513-0055120

REGISTER'S USE ONLY:	OATH: I, the undersigned affiant, do hereby swear or affirm that the actual consideration for transfer or the value of the property being transferred, whichever is greater, is $0.00. AFFIANT SWORN TO AND SUBSCRIBED BEFORE ME THE UNDERSIGNED THIS 12th DAY OF May, 2022. NOTARY PUBLIC COMMISSION EXPIRES:

WILLIAM D. JOHNSON STATE OF TENNESSEE NOTARY PUBLIC SEAL DAVIDSON COUNTY MY COMMISSION EXPIRES

THIS INSTRUMENT PREPARED BY:	SEND TAX BILLS TO:	NEW OWNER:
Foundation Title & Escrow Commercial Services 277 Mallory Station Rd., Suite 102 Franklin, TN 37067	Nicholas Wisniewski 6064 Central Pike Mount Juliet, TN 37122	Nicholas Wisniewski 6064 Central Pike Mount Juliet, TN 37122

QUIT CLAIM DEED

THE PREPARER OF THIS INSTRUMENT MAKES NO REPRESENTATIONS OR CERTIFICATIONS AS TO THE CONDITION OF TITLE TO THE ABOVE-DESCRIBED PROPERTY AND HAS PREPARED THIS INSTRUMENT BASED SOLELY UPON INFORMATION PROVIDED BY THE PARTIES. FURTHER THE PREPARER OF THIS INSTRUMENT HAS NOT ACTED AS "SETTLEMENT AGENT" IN THIS TRANSACTION AS THAT TERM IS DEFINED BY THE INTERNAL REVENUE CODE AS MOST RECENTLY AMENDED.

This indenture is made and entered into this 11th day of May, 2022 between APEX BUILDING SOLUTIONS, LLC, a Tennessee limited liability company (hereinafter referred to as "GRANTOR") and NICHOLAS WISNIEWSKI, a married man, (hereinafter referred to as "GRANTEE").

For and in consideration of Ten Dollars ($10.00) and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, cash in hand paid, Grantor does by these presents, sell, release, remise and quitclaim unto Grantee, all of Grantor's right, title and interests, marital or otherwise, in and to the following described tract or parcel of real property:

A certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being Lot No. 1, First Revision of Roehrig Estates Subdivision as shown on Plat of record in Instrument No. 20150921-0095440, revising Plat of record in Instrument No. 20070828-0103140, Register's Office for Davidson, Tennessee, to which reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Apex Building Solutions, LLC, a Tennessee Limited Liability Company by Warranty Deed from William Bryan Roehrig, Jr., Administratrix of

The Estate of William Bryan Roehrig, III and William Bryan Roehrig, Jr., as Sole Heir of William Bryan Roehrig, III, by deed dated July 16, 2020, filed of record on July 21, 2020, of record in Instrument No. 20200721-0080129, Register's Office for Davidson County, Tennessee.

The real property conveyed hereby is ☑ improved ☐ unimproved with a property address of: 38 Roehrig Court, Old Hickory, TN 37138

Tax Parcel ID: 044 07 0A 001.00 in the Office of the Assessor of Property Davidson County, Tennessee.

In the event of a discrepancy between the property address, tax parcel number and the legal description, the legal description shall control.

The above-described property is the same property contained in the prior deed and no new survey is available.

In Witness Whereof, Grantor has set its hand(s) the date first above-written.

Apex Building Solutions, LLC
a Tennessee Limited Liability Company

By: _____
Gary Wisniewski, Member

STATE OF TENNESSEE)
)
COUNTY OF Wilson)

Before me, the undersigned authority, a Notary Public in and for the aforesaid state and county, personally appeared GARY WISNIEWSKI, to me known to be the person(s) described therein (or who proved to me to be the same on a satisfactory basis) and who acknowledged him or herself to be the member of APEX BUILDING SOLUTIONS, LLC, a Tennessee limited liability company, being authorized to execute the foregoing instrument for the purposes therein contained by signing the name of the limited liability company by him or herself as such authorized agent.

Witness my hand and seal at office in the aforesaid state and county this 11th day of May, 2022.

SEAL

RHONDA HENRY
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

_____
NOTARY PUBLIC
COMMISSION EXPIRES: 1/5/24