Karen Johnson Davidson County
Batch# 855621 DEEDQC
05/16/2022 08:12:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20220516-0055602

QUITCLAIM DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION FOR THIS TRANSFER IS $0.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29 DAY OF April, 2022.

Notary Public

MY COMMISSION EXPIRES: 9/2/24
(AFFIX SEAL)

SARAH AMES
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
MY COMM. EXPIRES SEPTEMBER 02, 2024

THIS INSTRUMENT WAS PREPARED BY
Matthew Noggle, Attorney at Law, 4235 Hillsboro Pike, Suite 300, Nashville, TN 37215

File No.: 2021-GTE-700

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NO.(S)
Stones River Oneida, LLC	Same as owner	094 02 0 210.00
(NAME) 402 N 17th St.	(NAME)	
(ADDRESS) Nashville, TN 37206	(ADDRESS)	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00) cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, **Austen Blake Helfrich**, a married person, (the "**Grantor**"), by these presents does hereby quitclaim, transfer and convey to **Stones River Oneida, LLC**, a Tennessee limited liability company, (the "**Grantee**"), its successors and assigns, that certain parcel of land in Davidson County, Tennessee, described as follows (the "**Property**"), to-wit:

Land in Davidson County, Tennessee, being Lot No. 17, on the Plan of United Electric Railway Addition to East Nashville of record in Plat Book 161, Page 8, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Stones River Oneida, LLC, a Tennessee limited liability company, from Kristen Stanley, an unmarried individual, by Warranty Deed dated June 23, 2021, of record in Instrument No. 20210624-0085403, Register's Office of Davidson County, Tennessee.

Being the same property conveyed to Austen Helfrich from Stones River Oneida, LLC, a Tennessee limited liability company, by Quitclaim Deed dated October 21, 2021, of record in Instrument No. 20211122-0154607, Register's Office of Davidson County, Tennessee.

This is improved property located at 2004 Long Avenue, Nashville, TN 37206.

This conveyance is made subject to any and all matters, restrictions, and/or easements of record. Grantor makes no representations or warranties whatsoever with respect to the title or condition of the Property.

IN WITNESS WHEREOF, the Grantor has executed this Quitclaim Deed the 29 day of April, 2022.

GRANTOR:

Austen Blake Helfrich

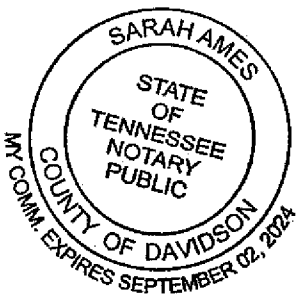
STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public in and for the State aforesaid, personally appeared Austen Blake Helfrich, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that they executed the foregoing instrument for the purposes therein contained.

WITNESS my hand, at office, this 29 day of April, 2022.

Notary Public

My Commission Expires: 9/2/24



TRUE COPY CERTIFICATION

I, Sarah Ames, 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 May 4, 2022.

Signature
Date: May 4, 2022

STATE OF TENNESSEE)
)
COUNTY OF RUTHERFORD)

On this 4th day of May, 2022 personally appeared before me, a notary public for the State aforesaid, Sarah Ames, personally known by me or proven on the basis of satisfactory evidence, who acknowledged that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary Public

My Commission Expires 03/15/2025

CARSON TURNER
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF RUTHERFORD