Address New Owner:	Map-Parcel Numbers:	Send Tax Bills To:
Lipman Brothers, LLC **2815 Brick Church Pike** **Nashville, TN 37210**	**094-13-0-019.00**	**SAME**
This instrument prepared by: Bradley Arant Boult Cummings LLP 1600 Division Street, Suite 700, Nashville, TN 37203		

QUITCLAIM DEED

WHEREAS, by deed of record in Book 9374, page 464, Register's Office for Davidson County, Tennessee, The Robert S. Lipman Company is the owner of record to certain property located and known as 18 Keith Street, Nashville, Davidson County, Tennessee, and being further described on Exhibit A attached hereto (the "Property"); and

WHEREAS, as a result of multiple name changes, mergers, and conversions as filed of record with the Tennessee Secretary of State, the surviving entity of The Robert S. Lipman Company is now known as Lipman Brothers, LLC; and

WHEREAS, this Quitclaim Deed is being recorded for the sole purpose of transferring and conveying record title to the Property to properly reflect the name of the holder of legal and record title as Lipman Brothers, LLC; and

NOW, THEREFORE, FOR AND IN CONSIDERATION of the sum of One Dollar ($1.00) cash in hand paid, the receipt and sufficiency of which are hereby acknowledged, and for the purpose and intent set forth above, **Lipman Brothers, LLC, as successor in interest to The Robert S. Lipman Company** (herein the "**Grantor**"), by these presents does hereby remise, release, quitclaim and convey unto **Lipman Brothers, LLC** (the "**Grantee**"), a Tennessee limited liability company, Grantee's successors and assigns, all of Grantor's right, title, and interest and claim in and to the Property.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration of this transfer is **$-00-.**

Subscribed and sworn to before me this 28th day of April, 2022.

ANTONIA MORAN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Notary Public
My Commission Expires: 11/4/2024

Karen Johnson Davidson County
Batch# 856093 DEEDQC
05/16/2022 12:23:30 PM 4 pgs
Fees: $22.00 Taxes: $0.00
20220516-0056063

The Property is generally known as **18 Keith Street, Nashville, Tennessee.**

The Property is conveyed expressly subject to all limitations, restrictions, easements and encumbrances as may affect the Property.

IN WITNESS WHEREOF, the Grantor has executed this Quitclaim Deed this 28th day of April, 2022.

Lipman Brothers, LLC
a Tennessee limited liability company
successor to The Robert S. Lipman Company

By: _____
Robert S. Lipman
Chief Executive Officer

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public in and for the County and State aforesaid, personally appeared Robert S. Lipman 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 Chief Executive Officer of Lipman Brothers, LLC (successor to The Robert S. Lipman Company), the within named bargainor, a Tennessee limited liability company, and that Robert S. Lipman as such Chief Executive Officer, being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the limited liability company by himself as such Chief Executive Officer.

WITNESS my hand and seal at office in Nashville, Tennessee, this the 28th day of April, 2022.

_____
Notary Public

My Commission Expires: 11/6/2024

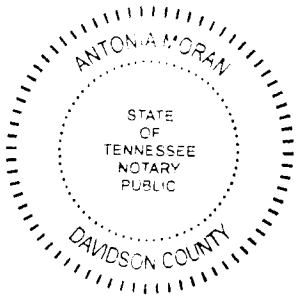


EXHIBIT A

(Legal Description)

Land in Davidson County, Tennessee described as follows:

TRACT 1:

A certain lot or parcel of land situate, lying and being in the 2nd, formerly the 14th Ward of the City of Nashville, Davidson County, Tennessee, and more particularly described as follows:

Being the southerly 16-2/3 feet of Lot No. 7 and the northerly 16-2/3 feet of Lot 8 of Block "K" on the plan of Hermitage Addition, as of record in Book 57, pages 43 and 108, register's Office for said County.

Said parts of Lots Nos. 7 and 8 front together 33-1/3 feet on the easterly side of Keith Street and runs back between parallel lines 150 feet to an alley.

TRACT II:

Land in Davidson County, Tennessee, being the southerly 33 1/3 feet of Lot No. 8 in Block "K" of the Hermitage Addition, a plan of which is of record in Book 57, pages 43 and 108, Register's Office for said County.

Said southerly 33 1/3 feet of Lot No. 8 fronts 33 1/3 feet on the easterly side of Keith Street and runs back between parallel line 150 feet to an alley.

TRACT III:

Being Lot # 9 in Block "K" in Hermitage Addition in Nashville, Tennessee, of record in Book 57, pages 43 and 108, in the Register's Office for Davidson County, Tennessee.

Said Lot #9 fronting 50 feet on the East side of Keith Street and running back East between parallel lines 150 feet to an alley.

BEING the same property conveyed to The Robert S. Lipman Company (now known as Lipman Brothers, LLC) from Ila B. Phillips, a widow, by General Warranty Deed recorded June 9, 1994 in Book 9374, page 464, Register's Office for Davidson County, Tennessee.

Same Legal Description as in prior deed of record.

Certificate of Authenticity

I, Douglas C. Franck, 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 6, 2022.

Douglas C. Franck

Name: Douglas C. Franck
Title: Attorney
Date: May 6, 2022

State of Tennessee

County of Davidson

Sworn to and subscribed before me this 6th day of May, 2022.

Sharon B. McDowell

Notary's Signature

Notary Public: Sharon B. McDowell
My Commission Expires: 9/2/2024
Notary's Seal

