Information was provided from parties involved. No search of public records was performed.

THIS INSTRUMENT PREPARED BY:
Millennial Title, LLC
5120 Virginia Way, Suite B13
Brentwood, TN 37027

Karen Johnson Davidson County
Batch# 857587 DEEDQC
05/18/2022 10:42:30 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20220518-0057359

Address New Owner(s)
PillarStone Development, LLC
8115 Isabella LN Ste 9
Brentwood, TN 37027-5110

Send Tax Bills To:
SAME

Map & Parcel No.:
072-01-0-005.00

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00), and other good and valuable consideration, receipt of which is hereby acknowledged, I, **Felix Grimes, Jr.** ("Grantor") hereby quitclaim and convey unto **PillarStone Development, LLC, a Tennessee limited liability company** ("Grantee"), its successors and assigns, all of my right, title and interest in and to a certain tract or parcel of land located in Davidson County, Tennessee and described as follows:

Being Lot No. 47 on the Plan of Shepardwood Subdivision, Section 1, of record in Book 4175,pages 82 and 83, Register's Office for Davidson County, Tennessee, reference to which plan is hereby made for a more complete and accurate description.

Being the same property conveyed to Felix Grimes, Jr. and wife, Patricia Ann Grimes by Warranty Deed from C. H. Briley, Jr., Trustee, of record in Book 4447, page 922, Register's Office for Davidson County, Tennessee. Further conveyed to Felix Grimes, Jr. by Quitclaim Deed from Patricia Ann Grimes of record in Instrument Number 20170814-0082902, said Register's Office. The said Patricia Ann Grimes having since died on August 13, 2017, leaving her interest to Felix Grimes, Jr. by right of survivorship.

This is improved property known as 2519 Allenwood Drive, Nashville, TN.

Said property is conveyed subject to such limitations, restrictions and encumbrances as may affect the property.

IN WITNESS WHEREOF, the Grantor has caused this instrument to be executed on this 29 day of March, **20**22

Felix Grimes Jr.

Felix Grimes, Jr.

STATE OF TENNESSEE
COUNTY OF Davidson

On this 29 day of March, 2022, before me, the undersigned, personally appeared **Felix Grimes, Jr.** to me known to be the person described in and who executed the foregoing instrument, and who acknowledged the execution of same to be his free act and deed.

MELISSA DENTON
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires Sept. 2, 2024

IN WITNESS WHEREOF, I have hereunto set my hand and seal.

Melissa Denton My Commission Expires: 9-2-24
NOTARY PUBLIC

STATE OF TENNESSEE)
COUNTY OF Williamson)

The actual consideration for this transfer is $ 0.

Scott Ross
AFFIANT

Subscribed and sworn to before me, this 4 day of May, 2022.

ANDREW H. MALONEY
STATE OF TENNESSEE
NOTARY PUBLIC
WILLIAMSON COUNTY

NOTARY PUBLIC My Commission Expires: 8/1/22

I, Andy Maloney, 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 3/29/2022 (date of document).

Affiant Signature
Date 3/29/2022

State of TN
County of Williamson

Sworn to and subscribed before me this 29 day of March, 20 22

LAURA JANE SHOUN
STATE OF TENNESSEE
NOTARY PUBLIC
WILLIAMSON COUNTY

Notary's Signature
MY COMMISSION EXPIRES 12/26/24