This instrument prepared by and after recording return to:

Thompson Burton PLLC
1801 West End Avenue, Suite 1550
Nashville, Tennessee 37220
Attn: Michael Shoptaw, Esq.

Karen Johnson Davidson County
Batch# 875787 DEEDQC
06/22/2022 11:43:30 AM 5 pgs
Fees: $27.00 Taxes: $0.00
20220622-0071136

QUIT CLAIM DEED

Address New Owner as follows:	Send Tax Bills To:	Tax Parcel
Dill Property Holdings, LLC 2441Q Old Fort Pwky #461 Murfreesboro, TN 37128	Same as New Owner	119-03-0A-004.00 CO (295-Unit #4) 119-03-0A-005.00 CO (293-Unit #5)

FOR AND IN CONSIDERATION of the sum of Ten Dollars and No/100 ($10.00), cash in hand paid by the Grantee and other good and valuable consideration accepted as cash, the receipt and sufficiency of which are hereby acknowledged, **ERIC M. DILL** (hereinafter referred to as "Grantor"), herein this day and does by these presents forever **QUITCLAIM** to **DILL PROPERTY HOLDINGS, LLC**, a Tennessee limited liability company (hereinafter referred to as "Grantee"; the terms "Grantor" and "Grantee" to include their respective heirs, legal representatives, successors and assigns where the context requires or permits) all the right, title, interest, claim or demand which Grantor has or may have had in and to the real property described on **Exhibit "A"** attached hereto and made a part hereof by this reference together with all easements, appurtenances, improvements, and fixtures (the "Property").

[*Signatures Commence on Following Page*]

IN WITNESS WHEREOF, the Grantor has caused this instrument to be executed on this 31 day of May, 2022.

GRANTOR:

ERIC M. DILL

STATE OF TENNESSEE)
)
COUNTY OF Rutherford)

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, ERIC M. DILL, the within-named Grantor, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the foregoing instrument for the purposes therein expressed and contained, by signing his name.

Witness my hand and official seal this 31 day of May, 2022.

My Commission Expires:
10.22.23

SHANNON L. BATZLOFF
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY

Notary Public

AFFIDAVIT OF VALUE

I, Eric M. Dill, hereby swear or affirm that, to the best of my knowledge, information and belief, the actual consideration for this transfer is $0.00.

Subscribed and sworn to before me this 31 day of May, 2022.

Affiant

Notary Public

My Commission Expires: 10-22-23

SHANNON L. BATZLOFF
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY

EXHIBIT "A"

Legal Description of the Property

TRACT 1

A certain condominium in Davidson County, Tennessee, being Unit 4 of the Plus Park Commercial Condominiums, a Horizontal Property, established pursuant to all the provisions of the Tennessee "Horizontal Act" as the same set out in Section 66-27-101 et. seq., as amended in the Tennessee Code and as established by Master Deed and By-Laws of record in Instrument No. 20180730-0074077, Register's Office for Davidson County, Tennessee, together with the undivided percentage interest in the common elements appurtenant to said unit as set forth in said Master Deed. Reference is hereby made to the Plat of the Plus Park Blvd Commercial Condominiums as shown on Exhibit "B" to the Master Deed of record in Instrument No. 20180730-0074077, of record as aforementioned, Register's Office for Davidson County, Tennessee.

TRACT 2

A certain condominium in Davidson County, Tennessee, being Unit 5 of the Plus Park Commercial Condominiums, a Horizontal Property, established pursuant to all the provisions of the Tennessee "Horizontal Act" as the same set out in Section 66-27-101 et. seq., as amended in the Tennessee Code and as established by Master Deed and By-Laws of record in Instrument No. 20180730-0074077, Register's Office for Davidson County, Tennessee, together with the undivided percentage interest in the common elements appurtenant to said unit as set forth in said Master Deed. Reference is hereby made to the Plat of the Plus Park Blvd Commercial Condominiums as shown on Exhibit "B" to the Master Deed of record in Instrument No. 20180730-0074077, of record as aforementioned, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Eric M. Dill by Special Warranty Deed from D.B. Perry Holdings, G.P., a Tennessee general partnership, of record in Instrument No. 20210727-0100539, Register's Office for Davidson County, Tennessee.

TRUE COPY CERTIFICATION

I, Michael Shoptaw, 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 31, 2022** (date of document).

Michael Shoptaw

6/16/22
Date

STATE OF TENESSEE)
COUNTY OF DAVIDSON)

On 6/16/22, before me, the undersigned, personally appeared Michael Shoptaw, who acknowledges that this certification of an electronic document is true and correct.

Samantha Birdsall
NOTARY PUBLIC

My Commission Expires: 9-8-2025

