Karen Johnson Davidson County
Batch# 879262 DEEDQC
06/28/2022 09:27:30 AM 5 pgs
Fees: $27.00 Taxes: $0.00
20220628-0074023

Name and Address of New Owner:
Noonan Group Partners, LLC
1025 Southside Court
Nashville, TN 37203

Send Tax Bills To:
Same as New Owner

This Instrument Prepared By:
Toro Title, LLC
933 East Trinity Lane
Nashville, TN 37207

Map & Parcel No: 072-15-1K-001.00- CO and 072-15-1K-002.00-CO

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) cash in hand paid, and other good and valuable consideration, the receipt and legal sufficiency of which are hereby irrevocably acknowledged, **DOT Holdings, LLC, a Tennessee Limited Liability Company** "the Grantor," convey and quitclaim unto **Noonan Group Partners, LLC, a Tennessee Limited Liability Company** "the Grantee," the following described real estate in Putnam County, Tennessee:

Parcel I:

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

Land in Davidson County, Tennessee, being Unit A, as shown in the Declaration of covenants, conditions, and restrictions for 2600 Pennington avenue homes, a horizontal property regime with private Elements, of record in instrument no. 20210607-0075828, Register's Office, Davidson County, Tennessee, to which declaration reference is hereby Made for a more complete description of the property.

Being the same property conveyed to Matthew Adams, an unmarried man by Warranty deed from Charles F. Caudell, a married man of record in Instrument No. 20180329-0029561 Register's Office for Davidson County, Tennessee, dated March 26, 2018 and recorded on March 29, 2018.

Being the same property conveyed to Ke Qin by Warranty deed from Matthews Adams of record in Instrument No. 20210202-0015137 Register's Office for Davidson County, Tennessee, dated February 02, 2021 and recorded on February 02, 2021.

Being the same property conveyed to DOT Holdings, LLC, a Tennessee Limited Liability Company by Quitclaim deed from Ke Qin of record in Instrument No. 20210922-0127632 Register's Office for Davidson County, Tennessee, dated September 20, 2021 and recorded on September 22, 2021.

Parcel II:

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

Land in Davidson County, Tennessee, being Unit B, as shown in the Declaration of covenants, conditions, and restrictions for 2600 Pennington avenue homes, a horizontal property regime with private Elements, of record in instrument no. 20210607-0075828, Register's Office, Davidson County, Tennessee, to which declaration reference is hereby Made for a more complete description of the property.

Being the same property conveyed to Matthew Adams, an unmarried man by Warranty deed from Charles F. Caudell, a married man of record in Instrument No. 20180329-0029561 Register's Office for Davidson County, Tennessee, dated March 26, 2018 and recorded on March 29, 2018.

Being the same property conveyed to Ke Qin by Warranty deed from Matthews Adams of record in Instrument No. 20210202-0015137 Register's Office for Davidson County, Tennessee, dated February 02, 2021 and recorded on February 02, 2021.

Being the same property conveyed to DOT Holdings, LLC, a Tennessee Limited Liability Company by Quitclaim deed from Ke Qin of record in Instrument No. 20210922-0127631 Register's Office for Davidson County, Tennessee, dated September 20, 2021 and recorded on September 22, 2021.

GRANTOR, BY EXECUTION OF THIS QUITCLAIM DEED, AND GRANTEE, BY ACCEPTANCE OF AND/OR FILING OF THIS QUITCLAIM DEED, HEREBY ACKNOWLEDGE THAT THIS DEED WAS PREPARED FROM INFORMATION FURNISHED BY THE PARTIES INVOLVED, AND PREPARER MAKES NO REPRESENTATION AS TO THE STATUS OF TITLE OR ACCURACY OF THE LEGAL DESCRIPTION HEREIN AND THAT NO TITLE INSURANCE IS BEING PROVIDED.

IN WITNESS WHEREOF, Grantor have executed this Quitclaim Deed on the 22 day of June, 2022.

DOT Holdings LLC, a Tennessee Limited Liability Company

By: _____(SEAL)
Ke Qin, Chief Manager

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, The undersigned Notary Public of the state and county mentioned, personally appeared Ke Quin, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged such person to be Chief Manager of DOT Holdings LLC, a Tennessee Limited Liability Company, the within named bargainor, a limited liability company, and that such Ke Quin as such Chief Manager, executed the foregoing instrument for the purpose therein contained, by personally signing the name of the Limited Liability Company as Chief Manager.

Witness my hand and seal, at office in Nashville, this 22 day of June, 2022.

Notary Signature

Printed Name: Kendra D. Teasley

My commission expires: 4/4/2024

KENDRA D. TEASLEY
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
My Commission Expires Jan. 11, 2026

AFFIDAVIT OF VALUE

The undersigned hereby offers this instrument for recording within the meaning of the statutes of the State of Tennessee under Tenn. Code Ann. Section 67-4-409, and hereby swears and affirms that the actual consideration for this transfer or value of the property transferred, whichever is greater, is **$ 0.00**, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Affiant _____

KENDRA D. TEASLEY
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
My Commission Expires Jan. 11, 2026

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Sworn to and subscribed before me this 24 day of June, 2022.

_____
Notary Signature
My commission expires: 1/11/2026

Tennessee Certification of Electronic Document

I, Milissa Locw, 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 6/22 (date of document).

Affiant Signature

6/24/22
Date

State of Tennessee

County of Davidson

Sworn to and subscribed before me this 24 day of June, 2022

Notary's Signature

MY COMMISSION EXPIRES: _____

NOTARY'S SEAL

