Karen Johnson Davidson County
Batch# 906553 DEEDQC
08/23/2022 10:23:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20220823-0094982

QUITCLAIM DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $0.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 18th DAY OF AUGUST, 2022.

Notary Public

MY COMMISSION EXPIRES: 1/11/26
(AFFIX SEAL)

LAURA MITCHELL NOTARY PUBLIC STATE OF TENNESSEE My Commission Expires on 01/11/2026 DAVIDSON COUNTY

L-QCD-22-C33

THIS INSTRUMENT WAS PREPARED BY
Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
Blue Sky Horizon, GP	**New Owner**	**092093T90000CO** **092093T00100CO** **092093T00200CO** **092093T00300CO**
(NAME) **1007 Southside Court**	(NAME)	**092093T00400CO** **092093T00500CO** **092093T00600CO**
(ADDRESS) **Nashville, TN 37203**	(ADDRESS)	**092093T00700CO** **092093T00800CO** **092093T00900CO**
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, **ST. JOSEPH PROPERTIES, LLC, A TENNESSEE LIMITED LIABILITY COMPANY,** hereinafter called the Grantor, by these presents do hereby convey, assign and quitclaim unto **BLUE SKY HORIZON, GP, A TENNESSEE GENERAL PARTNERSHIP,** hereinafter called the Grantee, its successors and assigns, all Grantor's right, title and interest in and to that certain tract or parcel of land in **DAVIDSON** COUNTY, STATE OF **TENNESSEE**, described as follows, to wit:

Land in Davidson County, Tennessee, being Unit Nos. 1, 2, 3, 4, 5, 6, 7, 8 and 9, together with common areas, as established by Declaration of Covenants, Conditions and Restrictions for Charlotte and 33rd Townhomes, a Horizontal Property Regime with Private Elements of record as Instrument No. 20201216-0148714, 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 St. Joseph Properties, LLC, a Tennessee limited liability company, by Warranty Deed from Richland Building Partners, LLC, a Tennessee limited liability company of record in Instrument No. 20190225-0016804, Register's Office for Davidson County, Tennessee.

This is **improved** property known as:
3216, 3218, 3220, 3222, 3224, 3226, 3228 Charlotte Ave., Nashville, Tennessee 37209 and 400 and 402 33rd Ave N, Nashville, Tennessee 37209 .

Witness my/our hand(s) this the 10th day of August, 2022.

St. Joseph Properties, LLC

BY:_____
Terry L. King
Chief Manager

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Terry L. King, to me known (or proved to me on the basis of satisfactory evidence) to be the person described in and who acknowledged himself/herself to be the Chief Manager of St. Joseph Properties, LLC, the within named bargainor, a limited liability company, and that he/she as such Chief Manager executed the foregoing instrument for the purpose therein contained.

Witness my hand and official seal, this the 10th day of August, 2022.

_____
Notary Public

My Commission Expires: 1/11/26



RETURN TO:
Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212
Phone: 615-383-2903

Certificate of Authenticity

I, Rachel Wilson, 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 8/10/22.

Date

Affiant Signature

8/11/22
Date

State of TN

County of Davidson

Sworn to and subscribed before me this 11th day of August, 2022.

Notary's Signature

My Commission Expires: 1/11/26
Date

Notary's Seal (if on paper)

LAURA MITCHELL
STATE OF TENNESSEE
NOTARY PUBLIC
My Commission Expires on 01/11/2026
DAVIDSON COUNTY