This instrument prepared by:
Jackson M. Welch, Jr., Esq.
Hartzog & Silva, PLLC
123 Fifth Avenue North
Franklin, Tennessee 37064

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration for this transfer is $0.00.

Affiant

Subscribed and sworn before me on this 31 day of August, 2022.

Notary Public
My Commission expires: 7/1/23

Karen Johnson Davidson County
Batch# 915171 DEEDQC
09/12/2022 09:33:43 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20220912-0101583

SANDY McCOLLUM NOTARY PUBLIC STATE OF TENNESSEE WILLIAMSON COUNTY

Address of New Owner:
Ten Five Seven, LLC
2003 Castleman Dr.
Nashville, TN 37215

Send Tax Bills To:
SWBC Mortgage
9311 San Pedro
#100
San Antonio, TX 78216

Map-Parcel:
092-10-0F-007.00-CO

This instrument was prepared solely from information supplied by the parties hereto without the benefit of title examination, and the preparer makes no representations or warranties of any kind to any persons or entities as to the accuracy or correctness of the information contained herein including, without limitation, status or quality of title, restrictions, physical or legal encroachments, zoning, fitness for any particular use, accuracy of the legal description, legal disability or competency of any party to this instrument, lawful access to or easement for the property described herein, or any other matter related to the property or the conveyance herein made. The preparer of this instrument has provided no legal advice or counsel to any party to this transaction including, without limitation, advice or counsel related to federal, state, or local tax consequences connected herewith; and, any effected party is advised to, prior to closing of this transaction, seek the advice of a competent tax attorney or certified public accountant with respect to such tax consequences. The preparer of this instrument was retained for the sole purposes of drafting this instrument and has not acted as "settlement agent," "closing agent," or in any capacity other than drafter of this instrument.

QUITCLAIM DEED

For good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, **DANTE FABBRO and COLTON SISSONS, BOTH UNMARRIED** ("Grantors") do hereby grant, transfer, release, remise and forever quitclaim unto **TEN FIVE SEVEN, LLC, a**

Tennessee limited liability company ("Grantee"), its successors, and assigns, forever, all of Grantors' right, title, and interest in and to a certain tract of land situated in Davidson County, Tennessee, with said tract of land being more particularly described as follows:

> Land in Davidson County, Tennessee, being Unit 7, 27N at City Heights Townhomes, as shown in the Declaration of Covenants, Conditions and Restrictions for 27N at City Heights Townhomes, of record in Instrument No. 20170523-0051197, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description of the property.
>
> Being part of the same property conveyed to Dante Fabbro and Colton Sissons, by Warranty Deed from SBK, LLC, a Tennessee Limited Liability Company, of record as Instrument Number 20220906-0099706, Register's Office for Davidson County, Tennessee.

This instrument and the interest hereby released and quitclaimed are subject to such limitations, restrictions, and encumbrances as may affect the premises.

Grantors make no warranties as to the state of the title to the property but acquit any claim that Grantors have to said property and for that purpose thereof, make this conveyance to Grantee.

IN WITNESS WHEREOF, this instrument is hereby executed this 31 day of August, 2022.

GRANTORS:

Dante Fabbro

Colton Sissons

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for this county and state, **DANTE FABBRO**, 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 within instrument for the purposes therein contained.

Witness my hand, at Franklin, Tennessee, this 31 day of August, 2022.

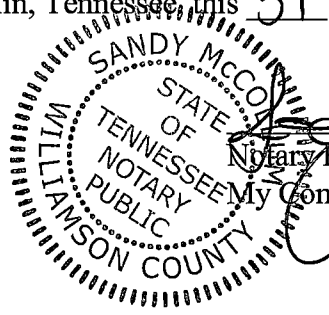
SANDY McCOLLUM STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

Notary Public
My Commission Expires: 7/1/23

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for this county and state, **COLTON SISSONS**, 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 within instrument for the purposes therein contained.

Witness my hand, at Franklin, Tennessee, this 31 day of August, 2022.



Notary Public
My Commission Expires: 7/1/25