THIS INSTRUMENT PREPARED BY
AND AFTER RECORDING RETURN TO:

Bell, McCann & McInteer, PLC
8110 Isabella Lane, Ste. 200
Brentwood, TN 37027

Address New Owner(s) as follows:

MCH Property Management, LLC
4113 Old Hickory Blvd.
Old Hickory, TN 37138

Send Tax Bill to:
Owner

Map-Parcel Numbers:
064 09 0 107.00

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 13th day of July, 2022.

Notary Public

My Commission Expires:
9-6-22

QUITCLAIM DEED

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS ($10.00) IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I, **MUSIC CITY HANDYMEN, LLC** HEREINAFTER CALLED GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER, CONVEY AND QUITCLAIM UNTO **MCH PROPERTY MANAGEMENT, LLC,** HEREINAFTER CALLED GRANTEE(S), HIS HEIRS AND ASSIGNS, ALL OF THE GRANTOR'S INTEREST IN A CERTAIN PARCEL OF LAND, TOGETHER WITH ALL TENEMENTS, HEREDITAMENTS AND APPURTENANCES THERETO LOCATED IN **DAVIDSON COUNTY**, STATE OF **TENNESSEE**, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

See attached "Exhibit A".

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

IN WITNESS WHEREOF, the undersigned has executed this instrument this 13th day of July, 2022.

Karen Johnson Davidson County
Batch# 925038 DEEDQC
10/04/2022 11:32:37 AM 2 pgs
Fees: $12.00 Taxes: $0.00

20221004-0109404

Music City Handymen, LLC

Scott Sherrod, Authorized Representative

STATE OF TENNESSEE
COUNTY OF Davidson

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Scott Sherrod, with whom I am personally acquainted (or who proved to me on the basis of satisfactory evidence) and who upon his oath acknowledged himself to be an Authorized Representative of Music City Handymen, LLC, the within named Grantor, a Tennessee limited liability company, and that he as such Authorized Representative, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the limited liability company by the said Scott Sherrod as such Authorized Representative.

Witness hand and official seal at office at Old Hickory Tennessee, on this the 13th day of July, 2022.

My Commission Expires:

9-6-22

Notary Public

BENJAMIN SEAL NOTARY STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

Exhibit A

Tract 3 (Map/Par: 064-09-0 107.00):
Land in Davidson County, Tennessee, being the east portion of Lot No. 9, and of the southeast portion of Lot No. 10, Block 5, Plan of Berryville, as of record in Book 421, Page 117, Register's Office for said County.

Beginning at an iron pin in the north margin of Sixth Street, which iron pin is North 71 degrees East 190 feet from the center of Old Hickory Boulevard; thence North 5 degrees 43' West 110.9 feet to an iron pin; thence North 70 degrees East 126 feet to an iron pin in the Right of Way of Tennessee Central Railway; thence with said Railway South 32 degrees 26' East 115.5 feet to the north margin of Sixth Street; thence with the north margin of Sixth Street (erroneously referred to as Spring Street in previous deeds) South 71 degrees 40' West 178.2 feet to the beginning.

Being a portion of the same property conveyed to Music City Handymen, LLC by General Warranty Deed from LCRS, L.P., a Tennessee limited partnership, dated November 12, 2019, of record in Instrument Number 20191122-0120963, said Register's Office.