Karen Johnson Davidson County
Batch# 931837 DEEDQC
10/20/2022 09:38:33 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20221020-0114349

This Instrument Prepared By and Returned To:
D. Dylan Potter, Attorney at Law
4301 Hillsboro Road, Suite 300
Nashville, Tennessee 37215

QUITCLAIM DEED

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP & PARCEL:
Taylormade Contracting, LLC Kinsey Collier 710A Oneida Ave. Nashville, TN 37027	New Owner	070080F00100CO 070080F00200CO

KNOW ALL MEN BY THESE PRESENTS that for the sum of Ten and No/100 ($10.00) Dollars, cash in hand paid, **TAYLORMADE CONTRACTING, LLC, A TENNESSEE LIMITED LIABILITY COMPANY** does hereby quitclaim and by these presents does transfer and convey all of our right, title and interest unto **TAYLORMADE CONTRACTING, LLC, A TENNESSEE LIMITED LIABILITY COMPANY AND KINSEY COLLIER, UNMARRIED, AS TENANTS IN COMMON,** their successors and assigns, the following tract of land in Davidson County, Tennessee described as follows:

Land in Davidson County, Tennessee, being Units A& B of Homes at 1904 Lathan Court, a Horizontal Property Regime with Private Elements located at Nashville, Davidson County, Tennessee, and described in a Declaration of Covenants, Conditions and Restrictions for Homes at 1904 Lathan Court, a Horizontal Property Regime with Private Elements, of record as Instrument No. 20220808-0089846 Register's Office for Davidson County, Tennessee, to which reference is hereby made. The easements, restrictive covenants, conditions and regulations imposed upon and relating to the units, property, co-owners and tenants of Homes at 1904 Lathan Court, a Horizontal Property Regime with Private Elements, contained in said Declaration, the plat filed as Exhibit "B" to said Declaration appearing in Instrument No. 20220808-0089846, and Bylaws appended thereto as Exhibit "C", said Register's Office, are incorporated hereby reference and made a part hereof the same as though copied herein for a more complete identification and description of said Unit.

Being the same property conveyed to Taylormade Contracting, LLC, a Tennessee limited liability company by Warranty Deed from Marian McDonald and Linda Wynn, recorded on the 13th day of July 2022 of record in Instrument No. 20220713-0080465 in the Register's Office for Davidson County, Tennessee.

This is improved property is known as 1904 A & B Lathan Court, Nashville, TN 37207

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

Taylormade Contracting, LLC,
a Tennessee limited liability company

By: Phillip Taylor, Sole Member

STATE OF TENNESSEE)
COUNTY OF DAVIDSONN)

Before me, the undersigned notary public of aforesaid and state, personally appeared Phillip Taylor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who, upon oath, acknowledged himself to be the sole member of Taylormade Contracting, LLC, a Tennessee limited liability company, the within named bargainor, a limited liability company and that himself as sole member of the limited liability company, executed the foregoing instrument for the purpose therein contained by personally signing the name of the limited liability company as sole member.

WITNESS my hand, at office, this 18th day of October, 2022.

Notary Public

D. DYLAN POTTER
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 11-3-2025

My Commission Expires: _____

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer is $0.00.

Affiant

Subscribed and sworn to before me, this the 18th day of October, 2022.

Notary Public

D. DYLAN POTTER
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 11-3-2025