This instrument was prepared by:

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Karen Johnson Davidson County
Batch# 935987 DEEDQC
10/31/2022 02:06:41 PM 4 pgs
Fees: $22.00 Taxes: $0.00
20221031-0117444

## QUITCLAIM DEED FOR SEPARATION OF TAX PARCELS

FROM: NTN GENERAL INVESTMENTS II, LLC, a Tennessee limited liability company, Grantor

TO: NTN GENERAL INVESTMENTS II, LLC, a Tennessee limited liability company, Grantee

| Address New Owner(s) as Follows: | Name and Address of the Person or Entity Responsible for the Payment of Real Property Taxes | Map-Parcel Numbers |
|---|---|---|
| NTN General Investments II, LLC<br>3240 N. Lake Shore Drive, #4B<br>Chicago, Illinois 60657 | Same | 105-01-0-309.00 |

STATE OF TENNESSEE )
)
COUNTY OF Davidson )

The actual consideration for this transfer is ZERO AND NO/100 DOLLARS ($0.00).

Affiant

SUBSCRIBED AND SWORN TO before me, this the ____ day of October, 2022.

Notary Public
My Commission Expires: 9-8-25

SAMANTHA BIRDSALL NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY My Commission Expires 09-08-2025

WHEREAS, NTN GENERAL INVESTMENTS II, LLC, a Tennessee limited liability company, Grantor, desires to convey this Property to itself for the sole and express purpose of creating separate tax parcels IDs for each of the lots described on Exhibit A attached hereto and incorporated herein by this reference.

FOR AND IN CONSIDERATION OF the sum of the terms hereof and other valuable consideration, the receipt and sufficiency of which are hereby acknowledged, NTN GENERAL INVESTMENTS II, LLC, a Tennessee limited liability company ("Grantor"), does convey and forever quitclaim unto NTN GENERAL INVESTMENTS II, LLC, a Tennessee limited liability company ("Grantee"), its successors and assigns, all of Grantor's rights, title and interest in and to a certain tract or parcel of land in Nashville, Davidson County, State of Tennessee, more particularly described on Exhibit A attached hereto and incorporated herein by this reference (the "Land"), together with all buildings, structures and other improvements of any and every nature located on the Land and all fixtures attached or affixed to the Land or to any such buildings, structures or other improvements (collectively with the Land, the "Property").

The Property is improved property known as 1034 13th Avenue South, Nashville, Davidson County, Tennessee 37212.

The Property is conveyed subject to such limitations, restrictions and encumbrances as may affect the Property.

This instrument has been prepared based on information provided by Grantor and Grantee.

**[SIGNATURE PAGE TO FOLLOW]**

Witness my hand this 27 day of October, 2022.

**GRANTOR:**

NTN GENERAL INVESTMENTS II, LLC, a Tennessee limited liability company

By: _____

Print Name: David G. Smith

Title: Manager

STATE OF TENNESSEE )
)
COUNTY OF Davidson )

Before me, Samantha Birdsall, a Notary Public of said County and State, personally appeared David G. Smith, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged him self to be manager (or other officer authorized to execute the instrument) of NTN GENERAL INVESTMENTS II, LLC, the within named bargainor, a Tennessee limited liability company, and that himself as such manager executed the foregoing instrument for the purposes therein contained, by personally signing the name of the limited liability company by him self as manager.

Witness my hand and seal, at Office in Nashville, Tennessee, this 27 day of October, 2022.

Samantha Birdsall
Notary Public
My Commission Expires: 9-8-25

SAMANTHA BIRDSALL
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 09-08-2025

# EXHIBIT A

## PROPERTY DESCRIPTION

Land in Davidson County, Tennessee, being Lot No. 6, 7, 8, 9 and 10 on the Plan of Samuel R. Ament Home Place, as shown on plat of record in Plat Book 57, Page 34, in the Register's Office for Davidson County, Tennessee, more particularly described as follows: Said Lot No. 6 fronts 52 feet on the east side of Ament Street and runs back to an alley on which it fronts 50 feet, the north line of said lot being 165 feet and the south line 166 feet; Lots Nos. 7, 8, 9 and 10 front 50 feet each on the easterly side of Ament Street and run back between parallel lines to an alley; Lot No. 10 being158 feet deep on the north line and 162 feet-on the south line; Lot No. 9 being 162 feet on the north line and 163 feet on the south line; Lot No. 7 being 163 feet deep on the north line and 165 feet deep on the south line.

Being part of the same property conveyed to NTN GENERAL INVESTMENTS II, LLC, a Tennessee limited liability company, from NASHVILLE RENTAL PARTNERS GP, a Tennessee general partnership, by Warranty Deed, dated August 31, 2021, of record in Instrument Number 20210913-0122041, Register's Office for Davidson County, Tennessee.