Karen Johnson Davidson County
Batch# 936080 DEEDQC
10/31/2022 04:02:30 PM 2 pgs
Fees: $12.00 Taxes: $0.00
20221031-0117623

This Instrument Prepared By/Return To:
Robert L. Scruggs, Attorney at Law
2021 Richard Jones Rd., Suite 220
Nashville, Tennessee 37215

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP & PARCEL:
Gemini - Clydelan, GP 865 Johnson Chapel Cir Brentwood, TN 37027	SAME	129-12-0-138

QUITCLAIM DEED

The undersigned, **101 Clydelan, LLC, a Tennessee limited liability company,** does hereby quitclaim and by these presents does transfer and convey unto **Gemini - Clydelan, GP, a Tennessee general partnership,** all of my right, title and interest in and to the following tract of land in Davidson County, Tennessee:

Land in Davidson County, Tennessee, being Lot No. 4 on the Plan of Cheekwood Estates, of record in Book 2663, page 103, Register's Office for Davidson County, Tennessee, and further described as follows:

Said Lot No. 4 fronts 224.3 feet on the southerly side of Clydelan Court and runs back between lines 356.6 feet on the easterly line and 371.9 feet on the westerly line to a dead line in the rear, on which it measures 77.6 feet.

Being the same property conveyed to 101 Clydelan, LLC, by Warranty Deed from Tina Bennett, Executrix of the Estate of Robert Herman Werner, dated November 11, 2020, and filed for record on November 13, 2020 as Instrument No. 20201113-0134523, Register's Office for Davidson County, Tennessee.

Property known as: 101 Clydelan Court, Nashville, TN 37205

IN WITNESS WHEREOF, I have hereunto set my hand on this the 31st day of October, 2022.

101 Clydelan, LLC

By: _____
Fred Leonard, Sole Member

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a notary public in and for said county and state, **Fred Leonard,** 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, and who further acknowledged that he is the Sole Member of the maker and is authorized by the maker to execute this instrument on behalf of the maker.

Witness my hand, at office, this the 31st day of October, 2022.

ROBERT L. SCRUGGS STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF DAVIDSON

Commission Expires: _____

My Comm. Expires
January 6, 2025

_____
Notary Public

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer is $-0-.

_____
Affiant

Subscribed and sworn to before me, this the 31st day of October, 2022.

ROBERT L. SCRUGGS STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF DAVIDSON

Commission Expires: _____

My Comm. Expires
January 6, 2025

_____
Notary Public

Tennessee Certificate of Authenticity

I, Robert L. Scruggs, 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 this the 31st day of October, 2022.

Robert L. Scruggs, Affiant — Date: 10-31-2022

State of Tennessee)
County of Davidson)

Sworn to and subscribed before me this the 31st day of October, 2022.

Notary's Signature

MARY GAIL PORTER
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
MY COMMISSION EXPIRES JANUARY 10, 2023

Commission Expires: January 10, 2023