2nd

Karen Johnson Davidson County
Batch# 938319 DEEDQC
11/04/2022 03:46:30 PM 6 pgs
Fees: $32.00 Taxes: $0.00
20221104-0119284

Prepared By:
S. Edward Flanagan, Esq.
KVCF, PLC
1401 East Cary Street
Richmond, VA 23219

QUITCLAIM DEED

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL:
Encore at Brentwood Apartments, LLC c/o Graycliff Capital Development, LLC 200 East Broad St, Suite 220 Greenville, SC 29601	same	**Map 171** **Parcel 159.00**

THIS INDENTURE made as of this 4 day of November, 2022, between **MT. VIEW, LLC,** a Tennessee limited liability company, First Party, and **ENCORE AT BRENTWOOD APARTMENTS, LLC,** a Delaware limited liability company, Second Party;

W I T N E S S E T H :

THAT SAID FIRST PARTY, for and in consideration of the sum of TEN AND NO/100 ($10.00) DOLLARS, and other good and valuable consideration, to it in hand paid by said Second Party, the receipt of which is hereby acknowledged, has quitclaimed and conveyed, and does by these presents quitclaim and convey unto Second Party, the real property described as follows:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF;

with the hereditaments and appurtenances thereto appertaining, hereby releasing all claims therein. Said property is conveyed subject to such limitations, restrictions and encumbrances as may affect
the premises.

Whenever in this instrument a pronoun is used it shall be construed to represent either singular or plural, or the masculine, feminine or neuter gender, as the case may demand.

[SIGNATURE ON FOLLOWING PAGE]

IN WITNESS WHEREOF, the said First Party has caused this instrument to be executed as of the day and year first above written.

Mt. View, LLC, a Tennessee limited liability company

By: _____
Name: Homayoun Aminmadani
Title: Chief Manager

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

Before me, the undersigned, a Notary Public in and for the County and State aforesaid, personally appeared Homayoun Aminmadani, 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 Chief Manager of Mt. View, LLC, a Tennessee limited liability company, and that he as such Chief Manager, being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the limited liability company by himself as Chief Manager.

WITNESS my hand and seal, at office in Brentwood, Tennessee, this the 1st day of November, 2022.

_____
Notary Public

My Commission Expires:
2-24-2024

Renee Wells
STATE OF TENNESSEE NOTARY PUBLIC
Williamson County

STATE OF SOUTH CAROLINA)
COUNTY OF GREENVILLE)

The actual consideration or value whichever is greater, for this transfer is $0.00.

Affiant

Sworn to and subscribed before me this 24 day of ~~November~~ October, 2022.

Julie H Strausbaugh
Notary Public

My Commission Expires: August 22, 2024

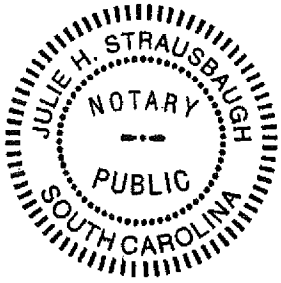


EXHIBIT "A"

Legal Description

Being Lot No. 2, on the Plan of Re-subdivision of Section 2 Highlands of Brentwood of record in Plat Book 7900, Page 674, Register's Office for Davidson County, TN; Located in Davidson County, State of Tennessee, and being further described as:

Being a parcel of land in the 4th Council District of Davidson County, Tennessee and located east of Stonebrook Drive, south of Old Hickory Boulevard, and shown as Parcel 159 on Map 171-00 as evidenced in Instrument Number 20070613-0071055 in the Register's Office for Davidson County, Tennessee (RODCT), property of Mt. View, LLC and being more particularly described as follows:

BEGINNING at an iron pin old located along the east margin of Stonebrook Drive said iron pin being the northwest corner of the property herein described and said iron pin being the southwest corner of Lot 1 of the Re-subdivision of Section 2 of Highlands of Brentwood as evidenced in Plat Book 7900, page 674, property of Brentwood Highlands Partners, LLC of record in Instrument No. 20070309-0029594 (RODCT) and being known as the Highlands of Brentwood Apartments.

Thence with the north line of the property herein described and the south line common to Lot 1, S 38 deg. 28' 11" E, 110.00, to an iron pin old,
Thence continuing along the north line of the property herein described and common to Lot 1, S 66 deg. 09' 11" E, 96.86' to an iron pin old,
Thence S 39 deg. 28' 11" E, 9.50' to an iron pin old,
Thence N 52 deg. 22' 56" E, 218.91' to an iron pin new,
Thence N 78 deg. 37' 38" E, 266.36' to an iron pin new,
Thence S 88 deg. 47' 13" E, 108.12' to an iron pin new,
Thence S 51 deg. 30' 10" E, 117.89' to an iron pin old,
Thence S 41 deg. 21' 04" E, 188.80' to an iron pin new,
Thence S 23 deg. 39' 14" E, 260.07' to an iron pin old, said iron pin being in the north line of Lot 1, PUD Plat entitled The Gables at Brentwood of record in Plat Book 7900, page 778 (RODCT), property of the Estates at Brentwood, LLC of record in Instrument No. 20181109-0110880 (RODCT),
Thence with said north line, N 83 deg. 35' 11" W, 32.63' to an iron pin old,
Thence N 83 deg. 33' 34" W, passing Lot 1 Consolidation Plat Church Street East of record in Instrument No. 20020129-0011880, property of Mallory Station Group II of record in Instrument No. 20091009-0094399 (RODCT), a total distance of 280.57' to a concrete monument and in the north line of the open space of Brentwood Villa, Phase 3B of record in Plat Book 6900, page 329 (RODCT), property of O.I.C. Brentwood Villa Condominium of record in Book 6923, page 943 (RODCT),
Thence following along the north line of Brentwood Villa, Phase 3B N 83 deg. 10' 39" W, 534.69' to an iron pin old, said iron pin being in the south line of the property herein described,

Thence continuing along the line common to Brentwood Villa Phase 3B and with the line common to Brentwood Villas Phase 3A as evidenced in Plat Book 6900, page 185, (RODCT) N 42 deg. 43' 56" W, 261.27' to an iron pin old,
Thence continuing along the line common to Brentwood Villa Phase 3A N 67 deg. 20' 11" W, 50.00' to an iron pin old, said iron pin being in the east margin of Stonebrook Drive and said iron pin being the southwest corner of the property herein described, Thence following the east margin of Stonebrook Drive, N 22 deg. 39' 49" E, 100.00' to the POINT OF BEGINNING, and containing 285,854 sq. ft. or 6.562 acres, more or less according to a survey by WOLD/HFR Design Inc. Michael R. Williams RLS No. 1906 Project No. 217316.

Being the same property conveyed to Mt. View LLC, a Tennessee limited liability company by Warranty Deed of record in Instrument No. 20070613-0071055, Register's Office for Davidson County, Tennessee.

Tennessee Certification of Electronic Document

I, James E. Spruill, 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 11/04/2022 (date of document).

Affiant Signature

11/04/2022
Date

State of Tennessee

County of Williamson

Sworn to and subscribed before me this 4th day of November, 2022.

Notary's Signature

MY COMMISSION EXPIRES: 2-24-2025

NOTARY'S SEAL

