Prepared by and Return To:
Tim Hendricks
878 Forest Acres Drive
Nashville TN 37220

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Karen Johnson Davidson County
Batch# 940557 DEEDQC
11/14/2022 10:31:07 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20221114-0121132

Information in this document furnished by the parties and relied upon by the preparer of this document. No representation or warranty is made by the preparer as to the accuracy of anything set forth herein.

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS, for and in consideration of the sum of One Dollar ($1.00) cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt and sufficiency all of which are hereby acknowledged, I, Tim Hendricks, as Manager, and on behalf of, TENNESSEE AFFORDABLE HOUSING LLC, hereinafter called the Grantor, do hereby bargain, sell, release, quit claim, transfer and convey unto ROGER M. HENDRICKS & JOAN C. HENDRICKS, & TENNESSEE AFFORDABLE HOUSING LLC, hereinafter called the Grantees, their heirs and assigns, all our right, title and interest in and to the following described real estate, to wit:

Being Lot No. 127 on the Plan of Haywood Hills, Section 4 of record in Plat Book 4675, page 116, Register's Office for Davidson County, Tennessee.

Said Lot No 127 fronts 52.0 feet on the easterly margin of Barella Drive and extends back 116.28 feet on the southerly line and 152.1 feet on the northerly line to a line on rear on which it measures 83.40 feet.

PROPERTY LEGAL ADDRESS: 4906 Barella Drive, Antioch, Tennessee, 37013
Map & Parcel /Tax ID#: 162-03-0-348.00

Being the same property conveyed to TENNESSEE AFFORDABLE HOUSING LLC by Quit Claim Deed filed 5/25/2022, and recorded as Instrument No. 20220525-0060662, in the Register's Office for Davidson County, Tennessee.

Grantor and Grantees all agree that this transfer is for estate planning purposes. Grantor and Grantees both understand and agree that the property is encumbered by a mortgage, and that this transfer is subject to this first lien. Grantor and Grantees agree to be bound by this lien and will be responsible for the mortgage and the real property tax payments. In the event that the Grantees fail to make timely payments on the mortgage, Grantor retains the right to retake the title and possession of the property by means of a Quitclaim Deed executed by Grantees. Grantees agree that should the mortgage holder deem this to be a transfer that triggers the 'due on transfer' clause, Grantees will immediately Quitclaim the Deed back to Grantor.

IN TESTIMONY WHEREOF, this document was executed this 23rd day of October 2022.

Tim Hendricks Manager, Tennessee Affordable Housing LLC, Grantor
Tim Hendricks, Manager, Tennessee Affordable Housing LLC, Grantor

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State of Tennessee
County of Davidson

Before me, the undersigned, a Notary Public in and for said County and State aforesaid, personally appeared, TIM HENDRICKS, with whom I am personally acquainted, and to me known to be the person who executed the foregoing (DEED) instrument on behalf of TENNESSEE AFFORDABLE HOUSING LLC, and who acknowledged that he executed the foregoing instrument as his free act and deed for the purposes herein contained by virtue of his position as Manager of Tennessee Affordable Housing LLC, the Grantor, a Limited Liability Company registered with the Division of Business Services in the State of Tennessee, SOS Control #: 000993201.

IN WITNESS WHEREOF I have hereunto set my hand and Official Seal.

Michelle Hunter
Notary Public

My Commission Expires: 11/6/24



Map & Parcel /Tax ID#: 162-03-0-348.00

New Owners:
Roger M. Hendricks & Joan C. Hendricks
& Tennessee Affordable Housing LLC
PO Box 41696
Nashville TN 37204-1696

Send tax bills to: Bank of America Tax Department
Fax: 817-826-0847
Account #: 0194203249