This instrument prepared by:
Attorneys Title Company, Inc.
2927 Berry Hill Drive
Nashville, Tennessee 37204

X-0530
Box #14

ADDRESS NEW OWNER AS FOLLOWS:
Cream City Development, LLC,
a Tennessee limited liability company
Attention: Josh Hellmer
1071 2nd Ave. S.
Nashville, Tennessee 37210

MAP AND PARCEL NUMBER:
105040Z90000CO

SEND TAX BILLS TO:
New Owner

QUITCLAIM DEED

For and in consideration of the sum of One Dollar ($1.00) paid by **Cream City Development, LLC, a Tennessee limited liability company** ("**Grantee**"), and other good and valuable consideration, the receipt of which is hereby acknowledged, **1252 Thomas Street Townhouse Corporation, a Tennessee non-profit corporation** ("**Grantor**"), does hereby transfer and quitclaim unto Grantee all of Grantor's interests in a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

> Being all of the common and limited common elements shown on the HPR Exhibit Map for Homes at 1252 Thomas Street, a Horizontal Property Regime with Private Elements, attached as Exhibit C to the Declaration of Covenants, Conditions, and Restrictions for Homes at 1252 Thomas Street, a Horizontal Property Regime with Private Elements, of record in Instrument No. 20210929-0131172, Register's Office for Davidson County, Tennessee, to which Exhibit C reference is hereby made for a more complete description.
>
> Being the same property conveyed to 1252 Thomas Street Townhouse Corporation from L. Shane Whitehead by Quitclaim Deed dated April 20, 2022, of record in Instrument No. 20220513-005594, Register's Office for Davidson County, Tennessee.

This conveyance is subject to such restrictions, encumbrances, and easements as may appear of record.

This instrument has been prepared upon information provided by the parties, and the preparer has not conducted any title examination independent from the title materials supplied by the parties. The preparer makes no warranties or representations regarding the status of title to the property.

Karen Johnson Davidson County
Batch# 941821 DEEDQC
11/16/2022 10:49:18 AM 2 pgs
Fees: $12.00 Taxes: $0.00

20221116-0121990

In witness whereof, this instrument has been executed this 11th day of November, 2022.

1252 Thomas Street Townhouse Corporation,
a Tennessee non-profit corporation

By: _____
Josh Hellmer, President

State of Tennessee
County of Davidson

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared Josh Hellmer, with whom I am personally acquainted (or whose identity was proven to me with satisfactory evidence), and who, upon oath, acknowledged himself to be the President of 1252 Thomas Street Townhouse Corporation, a Tennessee non-profit corporation, the within named bargainor, and that he, as such President, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the company by himself as President.

Witness my hand and official seal at Nashville, Tennessee this 11th day of November, 2022.

Jessica D. Puckett
Notary Public
My Commission Expires: Sept 8th 2026

JESSICA D. PUCKETT
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

State of Tennessee
County of Davidson

The actual consideration for this transfer is $-0-

_____
Affiant

Subscribed and sworn to before me this 11th day of November, 2022.

Jessica D. Puckett
Notary Public
My Commission Expires: Sept 8th 2026

JESSICA D. PUCKETT
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY