Karen Johnson Davidson County
Batch# 942659 DEEDQC
11/18/2022 08:38:30 AM 4 pgs
Fees: $22.00 Taxes: $0.00
20221118-0122603

QUITCLAIM DEED	STATE OF TENNESSEE COUNTY OF DAVIDSON THE ACTUAL CONSIDERATION FOR THIS TRANSFER IS $0.00 Affiant SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 17th DAY OF November, 2022. Notary Public MY COMMISSION EXPIRES: 09-07-2026 (AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Rudy Title & Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212

STEPHEN DRUMMOND NOTARY PUBLIC TENNESSEE My Comm Exp. September 07, 2026 COUNTY OF DAVIDSON

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
Fairmont North Partners, LLC Attn: Erin Tolbert (NAME)	(NAME)	
4501 Nebraska Avenue (ADDRESS)	**Same** (ADDRESS)	**081-11-0-304.00** **081-11-0-305.00**
Nashville, TN 37209 (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

THE PURPOSE OF THIS INSTRUMENT IS TO COMBINE MAP AND PARCEL NUMBERS

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND, PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATION, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED,

FAIRMONT NORTH PARTNERS, LLC, A TENNESSEE LIMITED LIABILITY COMPANY ("GRANTOR")

HAS/HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO/DOES TRANSFER AND CONVEY UNTO

FAIRMONT NORTH PARTNERS, LLC, A TENNESSEE LIMITED LIABILITY COMPANY ("GRANTEE")

HIS/HER/ITS/THEIR HEIRS, SUCCESSORS AND ASSIGNS, THAT CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO WIT:3

SEE "EXHIBIT A"

BEING THE SAME PROPERTY COVEYED THE GRANTOR IN BY SPECIAL WARRANTY DEED OF RECORD IN INSTRUMENT NUMBER 20210427-0056144 IN THE REGISTERS OFFICE FOR DAVIDSON COUNTY TENNESSEE.

THIS CONVEYANCE IS SUBJECT TO ANY AND ALL EXISTING EASEMENTS AND RESTRICTIONS AS SHOWN OF RECORD.

*****This instrument has been prepared by information provided by the parties*****
*****No title search was conducted and no representations regarding title have been made by the Drafter*****

This is **improved** property known as: **1508 and 1510 Buchanan Street Nashville, TN 37208**

Witness our hands this the 17th day of November, 2022.

FAIRMONT NORTH PARTNERS, LLC

Erin Tolbert
By: Erin Tolbert
Its: Authorized Member

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

On this the 17th day of November, 2022, before me personally appeared **Erin Tolbert**, to me known (or proved to me on the basis of satisfactory evidence) and who, upon oath, acknowledged herself to be **Authorized Member** of **Fairmont North Partners, LLC**, the within named bargainor, a limited liability company, and that she as such **Authorized Member**, being authorized so to do, executed the foregoing instrument for the purpose therein contained by signing the name **Fairmont North Partners, LLC**, as **Authorized Member**.

Witness my hand and official seal, this the 17th day of November, 2022.

Notary Public

My Commission Expires: 09-07-2026

STEPHEN DRUMMOND
TENNESSEE NOTARY PUBLIC
My Comm Exp. September 07, 2026
COUNTY OF DAVIDSON

EXHIBIT A

DESCRIPTION OF PROPERTY

Tract 1 (Map/Parcel 081-11-0-305.00):

Land in Davidson County, Tennessee, being Lot No. 2 on the Plan of W. M. Butler's Subdivision, of record in Plat Book 57, page 98, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more particular description.

Tract 2 (Map/Parcel 081-11-0-304.00):

Land in Davidson County, Tennessee, being Lot No. 3 on the Plan of W. M. Butler's Subdivision, of record in Plat Book 57, page 98, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more particular description.

I, William E. Grones, 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 11/17/2022 (date of document).

William T. Grones

Affiant Signature

Date 11/17/2022

State of Tennessee

County of Davidson

Sworn to and subscribed before me this 17 day of November, 2022.

Notary's Signature

MY COMMISSION EXPIRES: 10/02/2023

GABRIEL LUTZ
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 10-02-2023