Karen Johnson Davidson County
Batch# 950849 DEEDQC
12/13/2022 10:41:30 AM 5 pgs
Fees: $27.00 Taxes: $0.00
20221213-0129227

This Instrument Prepared By:
Ortale Kelly Law Firm
330 Commerce Street, Suite 110
Nashville, TN 37201
(Prepared from information provided by and at the direction of the parties hereto without an independent title search)

Map: 091-02-W
Group:
Parcel: 051.00CO & 063.00CO

STATE OF GEORGIA)
COUNTY OF FULTON)

The actual consideration or value, whichever is greater, for this transfer is $ N-O-N-E.

Affiant

Subscribed and sworn to before me this 9 day of December, 2022.

My Commission Expires: 6.21.2022

Notary Public

BARBARA BRIGGS NOTARY PUBLIC DEKALB COUNTY, GEORGIA MY COMMISSION EXPIRES JUNE 21, 2025

ADDRESS NEW OWNER(S) AS FOLLOWS:

EDISON PARK NASHVILLE OWNERS ASSOCIATION, INC.
c/o Toll Brothers
500 Amsterdam Ave., NE, Ste. M
Atlanta, Georgia 30306

SEND TAX BILLS TO:

"NEW OWNERS"

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of One Dollar ($1.00), and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned, **Toll Southeast LP Company, Inc.**, hereinafter called the "**Grantor**", does hereby quitclaim and convey all of its rights, title and interest to **Edison Park Nashville Owners Association, Inc.**, hereinafter called the "**Grantee**", its successors and assigns as follows:

All Common Elements shown on the Site Plan attached as Exhibit B to the Declaration of Protective Covenants, Conditions and Restrictions for Edison Park Nashville, a Townhouse Planned Unit Development, of record in Instrument No. 20190508-0043217, Register's Office for Davidson County, Tennessee, and attached hereto as Exhibit "A".

Being part of the same property conveyed to Toll Southeast LP Company, Inc. by Special Warranty Deed from Thrive California, LLC, a Delaware limited liability company, of record in Instrument No. 20200214-0016898, said Register's Office.

IN WITNESS WHEREOF, the Grantor, by its duly authorized officer, has caused its name to be affixed hereto on this 9 day of December, 2022.

"GRANTOR"
TOLL SOUTHEAST LP COMPANY, INC.

By: Jonathan Carter
Its: President

STATE OF GEORGIA)
COUNTY OF FULTON)

Before me, a Notary Public in and for the State and County aforesaid, personally appeared **Jonathan Carter** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon his oath, acknowledged himself to be the President of Toll Southeast LP Company, Inc., 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 Association by himself as such President.

Witness my hand and official seal at Atlanta, Fulton County, Georgia, this 9 day of December, 2022.

Notary Public

My Commission Expires:

BARBARA BRIGGS NOTARY PUBLIC DEKALB COUNTY, GEORGIA MY COMMISSION EXPIRES JUNE 21, 2026

EXHIBIT “A”

OWNER:
THRIVE CALIFORNIA, LLC

ADDRESS: 5700 CALIFORNIA AVE

NASHVILLE, DAVIDSON CO, TN 37209

LOTS 1601-ETC PT 1615 ETC BLK 52,1602-ETC
BLK 56,1519 ETC 857 & PT CLOSED STREET

DB-20111116 0090877

BEING PARCEL 270 ON TAX MAP 91-02

DATE: 2-13-2019

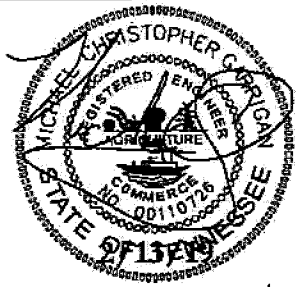
DA JOB NUMBER: 17176

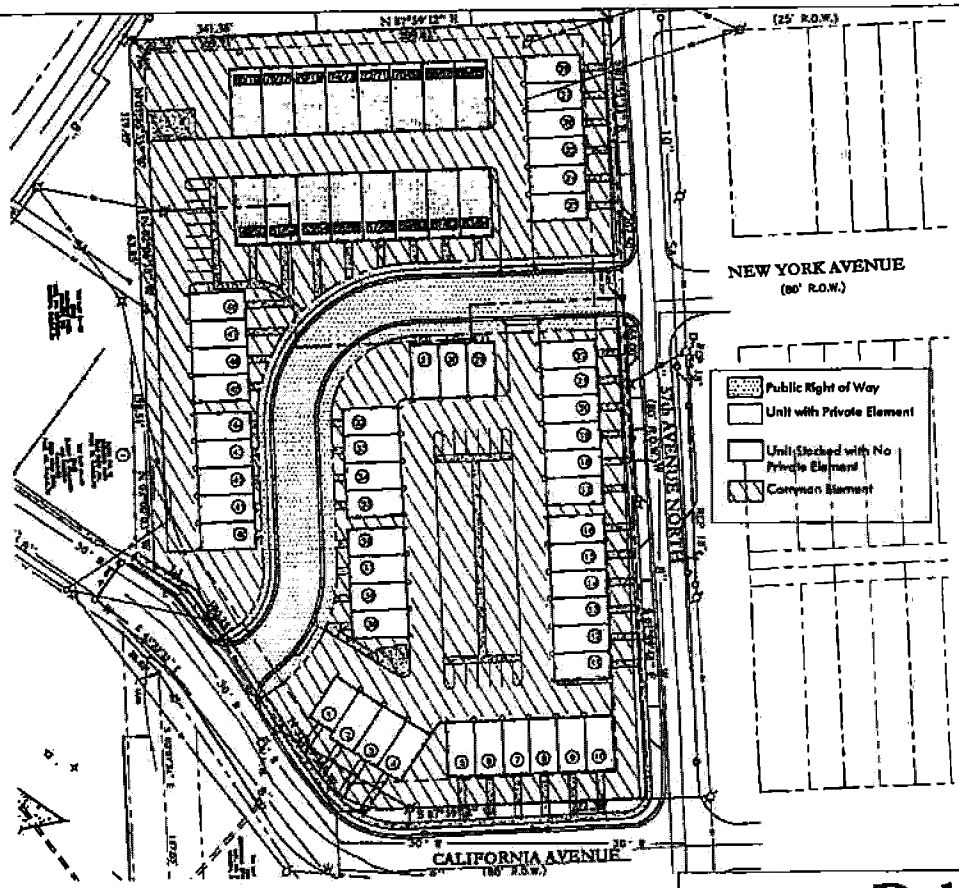
THIS DRAWING SHOULD NOT BE REPRESENTED TO BE A LAND SURVEY. IT SHOULD NOT BE RELIED UPON FOR THE CONSTRUCTION OF FENCES OR ESTABLISHING THE EXACT LOCATION OF PROPERTY LINES.

NO CORNERS WERE SET OR RESET AT THE TIME OF THIS INSPECTION.

THIS SITE HAS NOT BEEN FIELD RAN BY A SURVEY CREW. BOUNDARIES ARE APPROXIMATE.

"EXHIBIT B"





EDISON PARK Nashville
A HORIZONTAL PROPERTY REGIME

100 0 100
Scale 1" = 100'

Dale & Associates
Consulting Civil Engineering/Land Planning & Zoning
Landscape Architecture/Surveying
516 Heather Place Nashville, Tn 37204 (615) 297-5166

20221213012922

Tennessee Certification of Electronic Document

I, Scott D. Weiss, 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 December 13, 2022.

Affiant Signature

12/13/2022
Date

State of TENNESSEE

County of DAVIDSON

Sworn to and subscribed before me this 13th day of December, 2022.

Notary's Signature

MY COMMISSION EXPIRES: 05/05/2025

NOTARY'S SEAL

