Address New Owner:	Map-Parcel Numbers:	Send Tax Bills To:
1102 Harmony Way, LLC **1102 Harmony Way** **Nashville, Tennessee 37207**	**Map/Parcel** **071-12-0E-002.00-CO**	**1102 Harmony Way, LLC** **124 A 39th Avenue, North** **Nashville, Tennessee 37209**
This instrument prepared by: Carter Shelton Jones, PLC 2022 Richard Jones Road, Suite 240, Nashville, TN 37215		

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of One Dollar ($1.00) cash in hand paid, the receipt and sufficiency of which are hereby acknowledged, **Scotti Sampair** (the "Grantor"), by these presents hereby transfers, assigns, and quitclaims to **1102 Harmony Way, LLC, a Tennessee Limited Liability Company** (the "Grantee"), Grantee's successors and assigns, all of Grantor's right, title, and interest in and to certain land in Davidson County, Tennessee, being more particularly described on EXHIBIT A attached hereto and incorporated hereby by reference (the "Property").

This is improved property known as **1102 Harmony Way, Unit 2, Nashville, Tennessee 37207.**

The Property is conveyed expressly subject to all limitations, restrictions, and encumbrances as may affect the Property.

Karen Johnson Davidson County
Batch# 955337 DEEDQC
12/27/2022 02:44:27 PM 3 pgs
Fees: $17.00 Taxes: $0.00

20221227-0132691

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration of this transfer is $-00-.

Affiant

Subscribed and sworn to before me this 23 day of December, 2022.

LUCY RALPH
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES JULY 07, 2025

Notary Public
My Commission Expires: 7/7/25

Grantor and Grantee acknowledge that this Quitclaim Deed was prepared from information in prior deeds; that no request was made that Brett Carter or Carter Shelton Jones, PLC perform a title examination; and that neither Brett Carter nor Carter Shelton Jones, PLC shall have any liability for the status of the title to the property or for the accuracy of such information.

IN WITNESS WHEREOF, the Grantor has executed this Quitclaim Deed this 23 day of December, 2022.

Scotti Sampair

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Scotti Sampair,** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who upon oath acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand and seal at office in Nashville, Davidson County, Tennessee, on this the 23 day of December, 2022.

Notary Public

My Commission Expires:
7/7/25

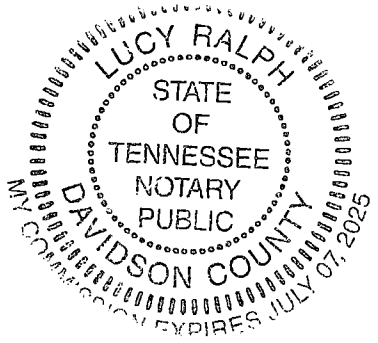


EXHIBIT A

(Legal Description of the Property)

Land in Davidson County, Tennessee, being Unit 2, Lyric at Cleveland Park, as shown on the Declaration of Covenants, Conditions and Restrictions for Lyric at Cleveland Park, a Horizontal Property Regime with Private Elements of record in Instrument Number 20190729-0074247, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being a portion of the same property conveyed to Cherokee Development Partners, LP by Warranty deed from Rachel Taylor, unmarried of record in Instrument No. 20190123-0006443 Register's Office for Davidson County, Tennessee, dated January 18, 2019 and recorded on January 23, 2019.

Being a portion of the same property conveyed to Cherokee Development Partners, LP by Quitclaim deed from Cherokee Development Partners, LP of record in Instrument No. 20190729-0074246 Register's Office for Davidson County, Tennessee, dated June 14, 2019 and recorded on July 29, 2019.

This Conveyance is subject to the matters set forth below, if any, as well as any and all zoning regulations, building restrictions, setback lines, conditions, covenants, and restrictions (as may be amended or supplemented), all easements, utility easements or rights of ways for public utilities that appear in the appropriate public record.

Taxes for the year 2021, a lien not yet due and payable.

Subject to all matters shown on the Plan of record in Plat Book 332, Page 34, Register's Office for Davidson County, Tennessee.

Terms, provisions, covenants, conditions, restrictions, easements, charges, assessments and liens provided in the Covenants, Conditions and Restrictions of record in Instrument Number 20190729-0074247, Register's Office for Davidson County, Tennessee, but omitting any covenant, condition or restriction, if any, based on race, color, religion, sex, handicap, familial status or national origin unless and only to the extent that the covenant, condition or restriction (a) is exempt under Title 42 of the United States Code, or (b) relates to handicap but does not discriminate against handicapped persons

Restrictions of record in Book 2271, Page 541, in the Register's Office for Davidson County, Tennessee, but omitting any restriction, if any, based on race, color, religion, sex, handicap, familial status, or national origin unless and only to the extent that the restriction (a) is exempt under Title 42 of the United States Code, or (b) relates to handicap but does not discriminate against handicapped persons.

Declaration of Restrictions and Covenants for Stormwater Facilities and Systems of record in Instrument Number 20190812-0080176, in the Register's Office for Davidson County, Tennessee.

Grant of Easement of record in Instrument Number 20200519-0051610, in the Register's Office for Davidson County, Tennessee.

BEING the same property conveyed to Scotti Sampair, by Warranty Deed from Cherokee Development Partners LP, a Tennessee limited partnership, of record in Instrument No. 20201209-0143366 Register's Office for Davidson County, Tennessee, dated December 7, 2020 and recorded on December 9, 2020.