Karen Johnson Davidson County
Batch# 966198 DEEDQC
02/01/2023 10:59:30 AM 4 pgs
Fees: $22.00 Taxes: $0.00
20230201-0007384

THIS INSTRUMENT PREPARED BY:

Lockeland Law Group
202 South 11th Street
Nashville, TN 37206
615.650.5100

QUITCLAIM DEED

This deed is prepared with information provided by the client/owner and without the benefit of a title search and/or examination.

Address of New Owner(s):	Send Tax Bills to:	Map/Parcel:
Faithful and True, LLC PO Box 110121 Nashville, TN 37222	New Owner	133-16-0A-023.00 133-16-0A-081.00 133-16-0A-073.00 133-16-0A-070.00 133-16-0A-083.00 133-16-0A-084.00 133-16-0A-087.00 133-16-0A-101.00 133-16-0A-093.00 133-16-0A-105.00 133-16-0A-121.00 133-16-0A-113.00 133-16-0A-114.00 133-16-0A-123.00 133-16-0A-124.00 133-16-0A-126.00 133-16-0A-116.00 133-16-0A-117.00 133-16-0A-112.00 133-16-0A-127.00 133-16-0A-138.00 133-16-0A-206.00

FOR AND IN CONSIDERATION of the sum of One Dollar ($1.00), cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, **MENENIAL PROPERTY PARTNER'S, LLC, A TENNESSEE LIMITED LIABILITY COMPANY**, by these presents does hereby quitclaim and convey unto **FAITHFUL AND TRUE, LLC, A TENNESSEE LIMITED LIABILITY COMPANY**, its successors and assigns, all their rights, title and interest in and to the following described tract of land:

Land in Davidson County, Tennessee, being Unit Nos. D-4, G-2, G-4, G-6, G-8, G-9, G-17, H-2, H-4, H-10, H-19, J-2, J-4, J-5, J-8, J-9, J-11, J-13, J-14, J-16, J-17, K-15, P-6, on the Plan of Harding Glen Condominiums (formerly known as Barcelona Condominiums), created under Title 66m Chapter 27, Section 101, et. seq., as amended, Tennessee Code Annotated, and as established by a Mater Deed of record in Book 6400, page 801; as amended in Book 9397, page 814; Book 11509, page 965; Book 11509, page 966 and Instrument No. 20070926-0114999, in the Register's Office for Davidson County, Tennessee, together with the undivided percentage interest in the Common Elements appurtenant to said Unit as set forth in Exhibit A-1 of said Master Deed. Reference is hereby made to the Plat of Harding Glen Condominiums (formerly known as Barcelona Condominiums) of record in Book 6400, page 839, Register's Office for Davidson County, Tennessee, as set forth in Exhibit A-2 of this Master Deed for a more complete identification and description of the property.

As to Units D-4, H-2, H-4, H-10, H-19, J-2, J-4, J-5, J-8, J-9, J-11, J-13, J-14, J-16, J-17, K-15

Being a portion of the same property conveyed to Menenial Property Partners, LLC by Warranty deed from SafeOak LLC of record in Instrument No. 20170626-0063910 Register's Office for Davidson County, Tennessee, dated June 22, 2017 and recorded on June 26, 2017.

As to Unit G-6

Being a portion of the same property conveyed to Menenial Property Partners, LLC by Warranty deed from Leland D. Watts, married of record in Instrument No. 20161102-0115821 Register's Office for Davidson County, Tennessee, dated October 31, 2016 and recorded on November 2, 2016.

As to Units G-2, G-4, G-9, G-17

Being a portion of the same property conveyed to Menenial Property Partners, LLC by Warranty deed from Leland D. Watts, married, aka Leland Watts of record in Instrument No. 20141222-0116757 Register's Office for Davidson County, Tennessee, dated December 19, 2014 and recorded on December 22, 2014.

As to Units G-8 and P-6

Being a portion of the same property conveyed to Menenial Property Partner's, LLC by Quitclaim deed from Housing Quick Fix Associates, LLC of record in Instrument No. 20170626-0063908 Register's Office for Davidson County, Tennessee, dated June 22, 2017 and recorded on June 26, 2017.

This is improved property known as:

270 Tampa Drive, D-4, Nashville, TN 37211	(133-16-0A-023.00)
270 Tampa Drive, G-2, Nashville, TN 37211	(133-16-0A-081.00)
270 Tampa Drive, G-4, Nashville, TN 37211	(133-16-0A-073.00)
270 Tampa Drive, G-6, Nashville, TN 37211	(133-16-0A-070.00)
270 Tampa Drive, G-8, Nashville, TN 37211	(133-16-0A-083.00)
270 Tampa Drive, G-9, Nashville, TN 37211	(133-16-0A-084.00)
270 Tampa Drive, G-17, Nashville, TN 37211	(133-16-0A-087.00)
270 Tampa Drive, H-2, Nashville, TN 37211	(133-16-0A-101.00)
270 Tampa Drive, H-4, Nashville, TN 37211	(133-16-0A-093.00)
270 Tampa Drive, H-10, Nashville, TN 37211	(133-16-0A-105.00)
270 Tampa Drive, H-19, Nashville, TN 37211	(133-16-0A-099.00)
270 Tampa Drive, J-2, Nashville, TN 37211	(133-16-0A-121.00)
270 Tampa Drive, J-4, Nashville, TN 37211	(133-16-0A-113.00)
270 Tampa Drive, J-5, Nashville, TN 37211	(133-16-0A-114.00)
270 Tampa Drive, J-8, Nashville, TN 37211	(133-16-0A-123.00)
270 Tampa Drive, J-9, Nashville, TN 37211	(133-16-0A-124.00)
270 Tampa Drive, J-11, Nashville, TN 37211	(133-16-0A-126.00)
270 Tampa Drive, J-13, Nashville, TN 37211	(133-16-0A-116.00)
270 Tampa Drive, J-14, Nashville, TN 37211	(133-16-0A-117.00)
270 Tampa Drive, J-16, Nashville, TN 37211	(133-16-0A-112.00)
270 Tampa Drive, J-17, Nashville, TN 37211	(133-16-0A-127.00)
270 Tampa Drive, K-15, Nashville, TN 37211	(133-16-0A-138.00)
270 Tampa Drive, P-6, Nashville, TN 37211	(133-16-0A-206.00)

IN WITNESS WHEREOF, the undersigned has executed this Quitclaim Deed on this 27th day of January 2023.

Menenial Property Partner's, LLC,
a Tennessee limited liability company

By: _____
Jerry Wimberly, Operating Manager/Member

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for the County and State, the within named Jerry Wimberly, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the Operating Manager/Member of Menenial Property Partner's, LLC, a Tennessee limited liability company, and that he, acting in such capacity, and authorized so to do, executed the foregoing instrument on behalf of said company for the purposes therein contained.

Witness my hand and seal this 27th day of January 2023.

_____
Notary Public

My Commission Expires: 9/8/25

JOHN QUINTON HORNER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 09-08-2025

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer is $ 0.00.

Subscribed and sworn to before me this the
27th day of January 2023.

_____
Affiant

_____
Notary Public

My commission expires: 9/8/25
(Affix Seal)

JOHN QUINTON HORNER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 09-08-2025

Tennessee Certification of Electronic Document

I, Steven T. Mollis 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 February 1, 2023 (date of document).

Affiant Signature

February 1, 2023

Date

State of TN

County of Davidson

Sworn to and subscribed before me this 1st day of February, 2023.

CATHERINE DESIMONE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 11-06-2023

Notary's Signature

MY COMMISSION EXPIRES: 11/06/2023