Karen Johnson Davidson County
Batch# 973874 DEEDQC
02/24/2023 09:38:08 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20230224-0013086

This Instrument Prepared by:
Banker Title & Escrow Corporation
3310 West End Avenue, Suite 540
Nashville, Tennessee 37203

QUITCLAIM DEED

Address New Owner as Follows:	Send Tax Bill to:	MAP-PARCEL
C&H Properties LLC	New Owner	069 16 0 186.00
PO Box 90680		
Nashville, TN 37209		

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) cash in hand paid by the Grantee, the receipt of which is hereby acknowledged, **Building Bordeaux, LLC, a Tennessee limited liability company** the **Grantor** herein, by these presents does hereby **QUITCLAIM** and **CONVEY** unto **C&H Properties LLC, a Tennessee limited liability company,** the **Grantee** herein, its successors and assigns, all of its right, title, and interest in and to the following described real property in Davidson County, Tennessee:

Land in Davidson County, Tennessee, being part of Lot No. 15 and all of Lot No.16 on the Plan of J.J. Pates Subdivision of Lots Nos. 9, 10, 11, 12, 20, 21, 22 and 23 of Block No. 1 in G.T. Sheegogs Subdivision, as of record in Plat Book 843, Page 43, Register's office for said County, described as follows:

Beginning on the southwesterly margin of County Hospital Road, formerly Asylum Avenue, at the northeast corner of the property conveyed to Hattie Davis King by Deed from Baco, Inc., of record in book 2743, page 303, said Register's Office; thence with said King's northeasterly line southeastwardly 1878.9 feet to a point on the northwesterly line of lot No. 16 at the corner of lots Nos. 12 and 15; thence with the line between lot Nos. 11, 12 and 15 southeastwardly 58.75 feet to the corner of Lots Nos. 6 and 16; thence with the line between lots Nos. 4, 5, 6 and 16 northeastwardly 113 feet to the corner of lots Nos. 3, 4, 16 and 17; thence with the line between said lots Nos. 16 and 17 northwestwardly 252 feet to the southeasterly margin of said County Hospital Road; thence with the same southwestwardly 65 feet to the beginning.

Being the same property conveyed to Building Bordeaux, LLC, a Tennessee limited liability company, by Warranty Deed from Tonya Walker, unmarried, of record in Instrument No. 20211103-0147156, Register's Office for Davidson County, Tennessee.

This is unimproved real property with a mailing address of: 1804 County Hospital Road, Nashville, Tennessee 37218.

[SIGNATURE SECTION TO FOLLOW]

IN WITNESS WHEREOF, the undersigned has executed this instrument on the 23RD day of FEBRUARY, 2023.

Building Bordeaux, LLC,
a Tennessee limited liability company

By: Alex Craw
Alex Craw, Authorized Representative

STATE OF Tennessee)
COUNTY OF Davidson)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **Alex Craw,** the Authorized Representative of BUILDING BORDEAUX, LLC, a Tennessee limited liability company, 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 Authorized Representative of BUILDING BORDEAUX, LLC, a Tennessee limited liability company, the within-named bargainor, and that he executed the foregoing instrument for the purposes therein contained by signing his name as Alex Craw of BUILDING BORDEAUX, LLC, a Tennessee limited liability company.

Witness my hand and official seal this the 23 day of February, 2023.

Notary Public

HILLARY MONROE SMITH
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 09-02-2024

My Commission Expires:_____

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The Actual Consideration or Value, whichever of greater, for this transfer is $0.00

Alex Craw
Affiant

Subscribed and sworn to before me this 23 day of February, 2023.

Notary Public

HILLARY MONROE SMITH
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 09-02-2024

My Commission Expires:_____