Karen Johnson Davidson County
Batch# 984275 DEEDQC
03/23/2023 04:08:32 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20230323-0021315

QUITCLAIM DEED

Address New Owner as Follows:	Send Tax Bills To:	Map-Parcel No.
1242 RE, LLC 1242 2nd Avenue South, Unit 8 Nashville, TN 37210	Same	105030V0030CO

This instrument prepared by: WALLER LANSDEN DORTCH & DAVIS, LLP, Aaron Flinn, Esq., 511 Union Street, Suite 2700, Nashville, Tennessee 37219-1760

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer is $-0-.

ROBIN PIGG
Affiant

ROBIN PIGG
STATE OF TENNESSEE
NOTARY PUBLIC
COUNTY OF DAVIDSON
My Commission Expires
Sep. 2. 2024

Subscribed and sworn to before me, this the 2nd day of March, 2023.

ROBIN PIGG
NOTARY PUBLIC

My Commission Expires: 09·02·2024

FOR AND IN CONSIDERATION of Ten Dollars ($10.00), and other good and valuable consideration, JON C. ELLISON AND JENNIFER A. ELLISON, TRUSTEES OF THE ELLISON REVOCABLE TRUST DATED MARCH 9, 2022 (collectively, "Grantor") does hereby quitclaim and convey unto 1242 RE, LLC, a Tennessee limited liability company ("Grantee"), its successors and assigns, all of their right, title and interest in and to the following described land in Davidson County, Tennessee:

Situated in Davidson County, Tennessee, being Unit No. 8 as shown on Exhibit B of Declaration of Covenants, Conditions and Restrictions for 1242 Second Avenue South of record in Instrument No. 20200326-0032878; as amended by First Amendment to Declaration, Conditions and Restrictions for 1242 Second Avenue South of record in Instrument No. 20200902-0100030; as further amended by Second Amendment to Declaration, Conditions and Restrictions for 1242 Second Avenue South of record in Instrument No. 20201026-0123584; as further amended by Third Amendment to Declaration, Conditions and Restrictions for 1242 Second Avenue South of record in Instrument No. 20220526-0061183; as further amended by Fourth Amendment to Declaration, Conditions and Restrictions for 1242 Second Avenue South of record in Instrument No. 20220606-0064558, Register's Office for Davidson County, Tennessee, reference to which is hereby made for a more complete description thereof.

Being the same property conveyed to Jon C. Ellison and Jennifer A. Ellison, Trustees of the Ellison Revocable Trust dated March 9, 2022 by deed dated June 30, 2022, of record in Instrument No. 20220705-0077235, Register's Office for Davidson County, Tennessee.

This is improved property known as 1242 2nd Avenue South, Unit 8, Nashville, TN 37210.

IN WITNESS WHEREOF, Grantor has executed this instrument on the 2nd day of March, 2023.

GRANTOR:

Jon C. Ellison, Trustee of the Ellison Revocable Trust dated March 9, 2022

Jennifer A. Ellison, Trustee of the Ellison Revocable Trust dated March 9, 2022

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 Jon C. Ellison, as Trustee of the Ellison Revocable Trust dated March 9, 2022, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who upon oath acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and seal, at office in Nashville, Tennessee, this the 2nd day of March, 2023.

ROBIN PIGG
NOTARY PUBLIC

My Commission Expires: 09.02.2024

ROBIN PIGG
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
My Commission Expires Sep. 2. 2024

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 Jennifer A. Ellison, as Trustee of the Ellison Revocable Trust dated March 9, 2022, the bargainor, 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, Tennessee, this the 2nd day of March, 2023.

NOTARY PUBLIC

My Commission Expires: 09.02.2024

ROBIN PIGG
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
My Commission Expires Sep. 2. 2024