QUITCLAIM DEED

ADAM H. JOHNSON
NOTARY PUBLIC
STATE OF TENNESSEE
My Commission Expires on 05/05/2025
DAVIDSON COUNTY

AJ-QCD-23-2014A

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $0.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 24 DAY OF March, 2023.

Notary Public

MY COMMISSION EXPIRES: _____ (AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY (and please return to):

Rudy & Partners, PLLC
2012 21st Avenue South
Nashville, TN 37212

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
Justin Sumerall	**New Owner**	
(NAME)	(NAME)	**081071Z00100CO**
2014 A 14th Ave N		
(ADDRESS)	(ADDRESS)	
Nashville, TN 37208-1412		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

The purpose of this Quitclaim Deed is to reflect the vested party's new legal name change.

For and in consideration of the sum of ZERO DOLLARS, cash in hand, paid by the hereinafter named Grantee(s), and other good and valuable consideration, the receipt of which is hereby acknowledged, **H.K. LEGACY COMPANY, LLC, A TENNESSEE LIMITED LIABILITY COMPANY, now known as HK GROUP, LLC, A TENNESSEE LIMITED LIABILITY COMPANY, pursuant to its name change with the Tennessee Secretary of State,** hereinafter called the Grantor, by these presents does hereby convey, assign, and quitclaim unto **Justin Sumerall,** hereinafter called the Grantee, his successors and assigns, all Grantor's right, title, and interest in and to that certain tract or parcel of land in **DAVIDSON** COUNTY, STATE OF **TENNESSEE**, described as follows, to wit:

Land in Davidson County, Tennessee, being Unit 2014 A of TWOTHOUSANDFOURTEEN FOURTEENTH AVENUE NORTH, as shown on the plat attached as Exhibit "B" to the Declaration of Covenants, Conditions and Restriction for TWOTHOUSANDFOURTEEN FOURTEENTH AVENUE NORTH, a Horizontal Property Regime with Private Elements, of record in Instrument No. 20210524-0070140, in the Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description of the property.

Being a portion of the same property conveyed to H.K. Legacy Company, LLC, a Tennessee limited liability company by Warranty Deed from Gregory Pollard, married of record in Instrument No. 20210609-0077803, Register's Office for Davidson County, Tennessee, dated June 4, 2021 and recorded on June 9, 2021, as corrected by Scivener's Affidavit of record in Instrument No. 20220301-0023193, said Register's Office. H.K. Legacy Company, LLC having since changed its name to HK Group, LLC by Articles of Amendment on 05/09/22 with the Tennessee Secretary of State.

This Instrument was prepared with information supplied by the Grantee. No title examination was performed to validate the accuracy of title. Therefore the preparer does not accept liability for this Instrument.

Karen Johnson Davidson County
Batch# 985568 **DEEDQC**
03/28/2023 10:42:48 AM 2 pgs
Fees: $12.00 Taxes: $0.00

20230328-0022432

This is **improved** property known as: **2014 A 14th Ave N, Nashville, Tennessee 37208-1412**.

Witness my hand this the 23 day of March, 2023.

HK Group, LLC f/k/a H.K. Legacy Company, LLC

BY: _____
Justin Sumerall
Sole Member

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Justin Sumerall, to me known (or proved to me on the basis of satisfactory evidence), and who acknowledged himself to be the Sole Member of H.K. LEGACY COMPANY, LLC, the within named bargainor, a Tennessee limited liability company, and that he as such Sole Member executed the foregoing instrument for the purpose therein contained.

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

_____
Notary Public
My Commission Expires: 11-3-2025
(SEAL)

