Prepared By
Pillar Title and Escrow, LLC
1114 17th Avenue South, Suite 202
Nashville, Tennessee 37212

Address New Owner(s)
1811 Beechwood, LLC
32A Beach Road
Monmouth Beach, NJ 07750

Send Tax Bills To
New Owner

Map & Parcel Nos
144-03-0-037 00

Karen Johnson Davidson County
Batch# 992362 **DEEDQC**
04/14/2023 02 51 55 PM 1 pg
Fees $12 00 Taxes. $0 00

20230414-0027586

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of One Dollar and 00/100 ($1 00), and other good and valuable consideration, receipt of which is hereby acknowledged **BRECKENRIDGE INVESTMENTS 2, LLC, A TENNESSEE LIMITED LIABILITY COMPANY,** ("Grantor(s)") does hereby quitclaim and convey unto **1811 BEECHWOOD, LLC, A TENNESSEE LIMITED LIABILITY COMPANY,** ("Grantee(s)"), their heirs and assigns, all of my Grantor's right, title and interest in and to a certain tract or parcel of land located in Davidson County, Tennessee and described as follows

Land in Davidson County, Tennessee, being Lot No 52 on the Plan of Chickering Hills, Section Two of record in Plat Book 2331, Page 137, 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 the same property conveyed to Breckenridge Investments 2, LLC, a Tennessee limited liability company by Warranty Deed from Robert M Hutton and with Jacqueline R Hutton of record in Instrument No 20211027-0144476 Register's Office for Davidson County, Tennessee, dated August 16, 2021 and recorded on October 27, 2021

This is improved property known as **1099 LYNNWOOD BLVD, NASHVILLE, TENNESSEE 37215**
Said property is conveyed subject to such limitations, restrictions and encumbrances as may affect the property

IN WITNESS WHEREOF, the Grantor has caused this instrument to be executed on this 29th day of March, 2023

BRECKENRIDGE INVESTMENTS 2, LLC

BY: _____
Brian Layton, Member

State of
County of

Before me, a Notary Public of the state and county mentioned, personally appeared Brian Layton with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged such person to be the authorized member of Breckenridge Investments 2, LLC, the within named bargainor, a limited liability company, and that such member, executed the foregoing instrument for the purpose therein contained, by personally signing the name of the corporation as Brian Layton

Witness my hand, at office, this 29th day of March, 2023

_____
Notary Public
My Commission Expires 7/3/23

STATE OF Tennessee
COUNTY OF Davidson

The actual consideration for this transfer is $1 00

_____
AFFIANT

Subscribed and sworn to before me, this 29th day of March, 2023

_____
NOTARY PUBLIC
My Commission Expires 7/3/23

W. DILLON WOODS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires JULY 3, 2023

W. DILLON WOODS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires JULY 3, 2023