BOX 10-A

RETURN TO:
PREMIER ESCROW, LLC
4301 HILLSBORO PIKE, STE 300
NASHVILLE, TN 37215

Karen Johnson Davidson County
Batch# 996830 DEEDQC
04/27/2023 09 27 13 AM 2 pgs
Fees $12 00 Taxes $0 00
20230427-0030945

This Instrument Prepared By:
Premier Escrow, LLC
4301 Hillsboro Road, Suite 300
Nashville, Tennessee 37215

QUITCLAIM DEED

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP & PARCEL:
Taylormade Contracting, LLC & Kyle Blue Development, LLC 4224 Home Haven Drive Nashville, TN 37218	New Owner	070-08-0-216 00

KNOW ALL MEN BY THESE PRESENTS that for the sum of Ten and No/100 ($10 00) Dollars, cash in hand paid, **Kinsey Collier, unmarried** does hereby quitclaim and by these presents do transfer and convey all of my right, title and interest unto **Kyle Blue Development, LLC, a Tennessee Limited Liability Company,** its successors and assigns to the following tract of land in Davidson County, Tennessee described as follows.

Land in Davidson County, Tennessee, being Units A& B of Homes at 1904 Lathan Court, a Horizontal Property Regime with Private Elements located at Nashville, Davidson County, Tennessee, and described in a Declaration of Covenants, Conditions and Restrictions for Homes at 1904 Lathan Court, a Horizontal Property Regime with Private Elements, of record as Instrument No 20220808-0089846 Register's Office for Davidson County, Tennessee, to which reference is hereby made. The easements, restrictive covenants, conditions and regulations imposed upon and relating to the units, property, co-owners and tenants of Homes at 1904 Lathan Court, a Horizontal Property Regime with Private Elements, contained in said Declaration, the plat filed as Exhibit "B" to said Declaration appearing in Instrument No. 20220808-0089846, and Bylaws appended thereto as Exhibit "C", said Register's Office, are incorporated hereby reference and made a part hereof the same as though copied herein for a more complete identification and description of said Unit

Being the same property conveyed to Dorothy Coleman Bridges by Leonard Coleman recorded September 22, 1977, in Deed Book 5199, Page 889, Register's Office of Davidson County, Tennessee

Being the same property conveyed to Leonard Coleman, married by Quitclaim Deed from Dorothy Coleman Bridges, unmarried, dated September 14 1990 and recorded September 20, 1990 in Book 8199, Page 382, Register's Office of Davidson County, Tennessee.

Being the same property conveyed to Marian McDonald and Linda Wynn, by Quitclaim Deed from Leonard Coleman, dated September 6, 1996, and recorded September 13, 1996 in Book 10190, Page 216, Register's Office of Davidson County, Tennessee

Being the same property conveyed to Taylormade Contracting, LLC by Warranty Deed from Marian McDonald and Linda Wynn, dated July 8, 2022 and recorded July 13, 2022, of record in Instrument No 20220713-0080465, Register's Office of Davidson County, Tennessee

Being the same property conveyed to Taylormade Contracting, LLC and Kinsey Collier, unmarried, as tenants in common by Quitclaim Deed from Taylormade Contracting, LLC, a Tennessee limited liability company, dated October 18, 2022 and recorded October 20, 2022 in Instrument No 20221020-0114349, Register's Office of Davidson County, Tennessee

Being also known as 1904 Lathan Ct., Nashville, TN 37207.

Said property is conveyed subject to such limitations, restrictions, and encumbrances as may affect the premises.

Witness my hand this 25th day of April, 2023

KINSEY COLLIER

STATE OF TENNESSEE
COUNTY OF Davidson

Before me, the undersigned notary public of the state and county aforementioned, personally appeared Kinsey Collier, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who, upon oath, executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal this 25th day of April, 2023

Commission expires 4/27/2025

JOSEPH WHITE
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer is $0 00

Affiant

Subscribed and sworn to before me, this the 25th day of April, 2023

JOSEPH WHITE
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

Notary Public