Karen Johnson Davidson County
Batch# 1000322 DEEDQC
05/05/2023 04:00:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20230505-0033683

This Instrument Prepared and Returned To:
Robert L. Scruggs, Attorney
2021 Richard Jones Road, Suite 220
Nashville, Tennessee 37215

Address New Owners:	Send Tax Bills To:	Map/Parcel Numbers:
Eagle Homes, LLC **794 Wadpole Drive** **Gallatin, TN 37066**	**BankTennessee** **1125 West Poplar Avenue** **Collierville, TN 38017**	**111 00 0 160.00**

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS that we, **Silver Oak, LLC, a Tennessee limited liability company,** does hereby quitclaim and by these presents do transfer and convey all of my right, title and interest unto **Eagle Homes, LLC, a Tennessee limited liability company** their heirs and assigns, in and to the following tract of lands in **Davidson County, Tennessee**, described as follows, to-wit:

Land in the County of Davidson, State of Tennessee, and described as follows:

Beginning at an iron pin the Westerly right of way of New Hope Road at the Southeast corner of the property described in Deed Book 3911, Page 875, R.O.D.C. and the Northeast corner of the herein described tract; thence along with Westerly right of way S 7 Deg 03° W, 38C feet to a point; thence leaving said Westerly right of way N 78 Deg 08' W, 1034 feet, more or less, to a point; thence N 11 Deg 26' E, 380 feet to a paint in the Northerly line of the aforesaid property described in Deed Book 4793, Page 66, R.O.D.C.; thence S 78 Deg 03' E, 1005 feet more or less, to the point of beginning.

Being the same property conveyed to Silver Oak LLC, a Tennessee limited liability company, by Warranty Deed from Margarita V. Andersoni, of record in Instrument No. 20211215-0165926, in the Register's Office of Davidson County, Tennessee, dated December 13, 2021 and recorded on December 15, 2021.

Property Address: 5570 S New Hope Road, Hermitage, TN 37076

This instrument and the interest hereby released and quitclaimed are subject to such limitations, restrictions and encumbrances as may affect the premises.

The information on this Quitclaim Deed was taken from the prior Deed of record.

IN WITNESS WHEREOF, I have hereunto set my hand on this the 28th **day of April, 2023.**

Silver Oak LLC,

By: M. M. Desai
Monarch Desai

By: _____
Nishit Patel

By: _____
Siddharth Amin

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned, a notary public in and for said County and State, personally appeared, **Monarch Desai** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be a **Member of Silver Oak, LLC**, (the "Company") the within named bargainor, a Tennessee limited liability company, and that as such Member, being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the Company by himself as a Member.

Witness my hand and official seal this the 28th **day of April 2023.**

NOTARY PUBLIC
My Commission Expires:_____

ROBERT L. SCRUGGS STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF DAVIDSON
My Comm. Expires January 6, 2025

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned, a notary public in and for said County and State, personally appeared, **Nishit Patel** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be a **Member of Silver Oak, LLC**, (the "Company") the within named bargainor, a Tennessee limited liability company, and that as such Member, being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the Company by himself as a Member.

Witness my hand and official seal this the 28th **day of April 2023.**

NOTARY PUBLIC
My Commission Expires:_____

ROBERT L. SCRUGGS STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF DAVIDSON
My Comm. Expires January 6, 2025

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned, a notary public in and for said County and State, personally appeared, **Siddharth Amin** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be a **Member of Silver Oak, LLC**, (the "Company") the within named bargainor, a Tennessee limited liability company, and that as such Member, being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the Company by himself as a Member.

Witness my hand and official seal this the 28th **day of April 2023.**

NOTARY PUBLIC
My Commission Expires:_____

ROBERT L. SCRUGGS STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF DAVIDSON
My Comm. Expires January 6, 2025

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 28th day of April 2023.

NOTARY PUBLIC
My Commission Expires:_____

ROBERT L. SCRUGGS STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF DAVIDSON
My Comm. Expires January 6, 2025

Tennessee Certificate of Authenticity

I, Robert L. Scruggs, do hereby make oath that I am a licensed attorney and/or the custodian of the original version of the electronic document tendered for registration herewith and that this electronic document is a true and exact copy of the original document executed and authenticated according to law on this the 28th day of April, 2023.

Robert L. Scruggs 04/28/2023
Robert L. Scruggs, Affiant Date

State of Tennessee
County of Davidson

Sworn to and subscribed before me this the 28th day of April, 2023.

My Commission Expires: 9-10-2025 Notary's Signature

