Karen Johnson Davidson County
Batch# 1001557 DEEDQC
05/10/2023 10:19:49 AM 4 pgs
Fees: $22.00 Taxes: $0.00
20230510-0034792

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QUITCLAIM DEED

Property Owner: Kenmar, LLC

Parcel Identification No: 103-2-65.00

Prepared By: Jeffrey Marvel
1821 N. Washington St., Tullahoma, Tennessee 37388

After Recording, Return Deed To: Jeffrey Marvel
1821 N. Washington St., Tullahoma, Tennessee 37388

Mail All Real Estate Tax Statements To: Jeffrey Marvel
1821 N. Washington St., Tullahoma, Tennessee 37388

State of Tennessee

Davidson County

KNOW ALL MEN BY THESE PRESENTS, that for and in consideration of the sum of 1.00 Dollars ($1.00) and other good or valuable consideration, if any, in hand paid to the "Grantor(s)" known as:

Marvel Family Partnership, a partnership, residing at 1821 N. Washington St., Tullahoma, Tennessee, 37388.

Taryn Kendrick, a married individual, residing at 1717 Kincaid Road, Lewisburg, Tennessee, 37091.

John Kendrick, a married individual, residing at 1717 Kincaid Road, Lewisburg, Tennessee, 37091.

The receipt whereof is hereby acknowledged, the undersigned hereby remises, releases, and quit claims to Kenmar, LLC with Jeffrey Marvel acting as the Managing Member with a principal office address located at 1821 N. Washington St., Tullahoma, Tennessee, 37388 (hereinafter the "Grantee(s)"), all the rights, title, interest, and claim in or to the following described real estate, situated in Davidson County, Tennessee, to-wit:

316 White Bridge Road, Nashville, TN, land located in Davidson County, Tennessee, being described as follows:

Being Lot No. 8 on the West Nashville Realty Company's Subdivision of Lots No. 20 of the C. C. Vernon Farm, not of record, described according to a survey made by Z. J. Wilkinson, Surveyor, May 2, 1946.

Beginning on the Easterly margin of White Bridge Road at the corner of lots Nos. 8 and 9; thence with the line between said two lots, Eastwardly 164.9 feet; thence Southwardly 72 feet; thence Westwardly 157 feet to the Easterly margin of White Bridge Road; thence Northwardly 69.5 feet to the beginning.

The instrument constituting the source of Grantor's(s') legal and equitable interests in the foregoing described property was a Lot No 8 recorded at Book 5391, Page 349, under Instrument No. 20220411-0041617 in the Register's Office of Davidson County, Tennessee.

IN WITNESS WHEREOF, the Grantor(s) has duly executed this Quit Claim Deed as of May 10, 2023.

Grantor's Signature _____ Date May 10, 2023
Print Name: Jeffrey B. Marvel for Marvel Family Partnership
Address: 1821 N. Washington , Tullahoma, Tennessee, 37388

Grantor's Signature _____ Date May 10, 2023
Print Name: Taryn Kendrick
Address: 1717 Kincaid Road, Lewisburg, Tennessee, 37091

Grantor's Signature _____ Date May 10, 2023
Print Name: John Kendrick
Address: 1717 Kincaid Road, Lewisburg, Tennessee, 37091

NOTARY ACKNOWLEDGMENT

State of Tennessee

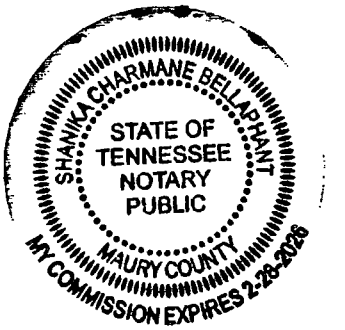
County of Maury

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Taryn Kendrick whose name is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day that, being informed of the contents of the instrument, she, executed the same voluntarily on the day the same bears date.

Given under my hand this 10th day of May, 2023.

Shanika Charmane Bellaphant (SEAL)
Notary Public

My Commission Expires 2-28-2026



NOTARY ACKNOWLEDGEMENT

State of Tennessee

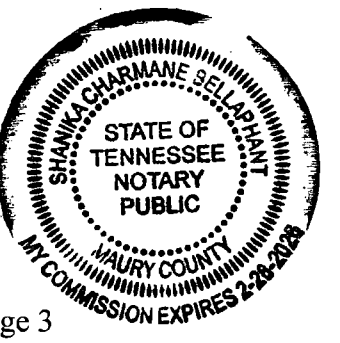
County of Maury

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that John Kendrick whose name is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day that, being informed of the contents of the instrument, he, executed the same voluntarily on the day the same bears date.

Given under my hand this 10th day of May, 2023.

Shanika Charmane Bellaphant (SEAL)
NotaryPublic

My Commission Expires 2-28-2026



NOTARY ACKNOWLEDGMENT

State of Tennessee

County of Maury

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Jeffrey B. Marvel, member of The Marvel Family Partnership, whose name is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day that, being informed of the contents of the instrument, he, executed the same voluntarily on the day the same bears date.

Given under my hand this 10th day of May, 2023.

Shanika Charmane Bellaphant (SEAL)
Notary Public

My Commission Expires: 2-28-2026



I hereby swear or affirm that to the best of the Affiant's knowledge, information, and belief, the actual consideration for this transfer or value of the property transferred, whichever is greater, is $1.00, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Affiant's Signature Shanika Charmane Bellaphant

State of Tennessee

County of Maury

Subscribed and sworn before me this 10th day of May, 2023.

Shanika Charmane Bellaphant (SEAL)
Notary Public

My Commission Expires: 2-28-2026

