Karen Johnson Davidson County
Batch# 1002634 DEEDQC
05/12/2023 01:04:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20230512-0035613

THIS INSTRUMENT PREPARED BY:

Lockeland Law Group
204 South 11th Street
Nashville, TN 37206
615.650.5100

QUITCLAIM DEED

This deed is prepared with information provided by the client/owner and without the benefit of a title search and/or examination.

Address of New Owner(s):	Send Tax Bills to:	Map/Parcel:
Fig Tree Development, LLC 1109 Woodland Street, Unit 60543 Nashville, TN 37206	New Owner	083-08-0-153.00

FOR AND IN CONSIDERATION of the sum of One Dollar ($1.00), cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, **FIG TREE HOLDINGS, LLC, A TENNESSEE LIMITED LIABILITY COMPANY**, by these presents do hereby quitclaim and convey unto **FIG TREE DEVELOPMENT, LLC, A TENNESSEE LIMITED LIABILITY COMPANY**, its successors and assigns, all their rights, title and interest in and to the following described tract of land:

LAND in Davidson County, Tennessee, being Lot No. 16 on the Plan of Meadow Rose Park Subdivision, Section Two, as shown on plat of record in Plat Book 2083, Page 87, in the Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more particular description.

Said Lot No. 16 fronts 100 feet on the westerly side of Meadow Rose Drive and runs back 177.26 feet on the southerly line and 194.18 feet on the northerly line, which is a broken line, to a dead line, measuring 45 feet thereon.

Being the same property conveyed to Emma L. Hollis, unmarried, by Warranty Deed from W. W. Barbour, unmarried, of record in Instrument No. 20020221-0022251, Register's Office for Davidson County, Tennessee, dated February 15, 2002 and recorded on February 21, 2002.

Being the same property conveyed to Emma Louise Hollis Rider, married, by Quitclaim Deed from Emma L. Hollis, unmarried, of record in Instrument No. 20090504-0040235, Register's Office for Davidson County, Tennessee, dated April 27, 2009 and recorded on May 04, 2009.

Being the same property conveyed to Fig Tree Holdings, LLC by Warranty Deed from Emma Louise Hollis Rider of record in Instrument No. 20230118-0003963, Register's Office for Davidson County, Tennessee, dated January 13, 2023 and recorded on January 18, 2023.

Being also known as 2811 Meadow Rose Drive, Nashville, Tennessee 37206.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer is $ 0.00.

Subscribed and sworn to before me this the
14th day of April 2023.

Affiant

My commission expires: 3.3.25
(Affix Seal)

Notary Public

STEVE MORRIS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 03-03-2025

IN WITNESS WHEREOF, the undersigned has executed this Quitclaim Deed on this 14TH day of April 2023.

Fig Tree Holdings, LLC,
A Tennessee limited liability company

By: _____
Joseph H. Sherer, Member

By: _____
Lindy C. Sherer, Member

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for the County and State, the within named Joseph H. Sherer, 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 Fig Tree Holdings, LLC, and that he, acting in such capacity, and authorized so to do, executed the foregoing instrument on behalf of said company for the purposes therein contained.

Witness my hand and seal this the 14TH day of April 2023.

_____
Notary Public

My Commission Expires: 3.3.25

STEVE MORRIS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 03-03-2025

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for the County and State, the within named Lindy C. Sherer, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged herself to be a Member of Fig Tree Holdings, LLC, and that she, acting in such capacity, and authorized so to do, executed the foregoing instrument on behalf of said company for the purposes therein contained.

Witness my hand and seal this the 14TH day of April 2023.

_____
Notary Public

My Commission Expires: 3.3.25

STEVE MORRIS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 03-03-2025

Tennessee Certification of Electronic Document

I, Steven T. Morris 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 May 12, 2023 (date of document).

Affiant Signature

May 12, 2023

Date

State of TN

County of Davidson

Sworn to and subscribed before me this 12th day of May, 2023.

CATHERINE DESIMONE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 11-06-2023

Notary's Signature

MY COMMISSION EXPIRES: 11/06/2023