Karen Johnson Davidson County
Batch# 1033349 DEEDQC
08/01/2023 03:51:30 PM 4 pgs
Fees: $22.00 Taxes: $0.00
20230801-0059444

QUITCLAIM DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $0.00.

Dawn Martin
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28th DAY OF July, 2023.

Brian D. Mitchell
Notary Public

MY COMMISSION EXPIRES: 03/09/2027
(AFFIX SEAL)

BRIAN D. MITCHELL
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 03-09-2027

THIS INSTRUMENT WAS PREPARED BY
Rudy Title & Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
VOCE Property Owner, LLC	New Owner	
(NAME) 1720 West End Avenue, Suite 600	(NAME)	09212046900
(ADDRESS) Nashville, TN 37203	(ADDRESS)	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid by the hereinafter named Grantee(s), and other good and valuable consideration, the receipt of which is hereby acknowledged, **Vastland Avalon Midtown, LLC, a Tennessee limited liability company** hereinafter called the Grantor(s), by these presents do/does hereby convey, assign and quitclaim unto **VOCE Property Owner, LLC, a Tennessee limited liability company**, hereinafter called the Grantee(s), his/her/its/their heirs, successors and assigns, all Grantor's right, title and interest in and to that certain tract or parcel of land in **DAVIDSON** COUNTY, STATE OF **TENNESSEE**, described as follows, to wit:

Land in the 21st Council District of Davidson County, Tennessee, being Lots 77, 76, 75, 74, 73 and part of Lot 72 on the map of the Boyd Home Place of record in Book 21, Page 39, in the Register's Office for Davidson County, Tennessee, more generally described as follows:

BEGINNING at an Iron Rod (Old), capped "H & H" on the westernmost corner of Lot 77 of said plat. Said corner being the intersection of the right-of-ways of Hayes Street (50' right-of-way) & 18th Avenue North (50' right-of-way);

THENCE, leaving said 18th Avenue North, following said Hayes Street, North 59 degrees,18 minutes, 33 seconds East for a distance of 275.00 feet to a Mag Nail (new) stamped "Elliott" in the boundary of Lot 72, said point being the westernmost point of property conveyed to 1705 Hayes Street, Limited as of record in Book 6848, Page 738, Register's Office for Davidson County, Tennessee;

THENCE, leaving said Hayes Street, following said 1705 Hayes Street, Limited, severing Lot 72, South 30 degrees, 31 minutes, 56 seconds East for a distance of 180.00 feet to an iron rod (old) on the right-of-way of Metro Alley number 382 (20' right-of-way);

THENCE, leaving said 1705 Hayes Street Limited, following said alley, South 59 degrees, 18 minutes, 33 seconds west for a distance of 274.88 feet to a Mag Nail (new) stamped "Elliott" on a stone wall on the right-of-way of said 18th Avenue North;

THENCE, leaving said Alley, following said 18th Avenue North, North 30 degrees, 34 minutes, 10 seconds West for a distance of 180.00 feet to the point of beginning;

Containing 49,489 square feet or 1.136 acres, more or less.

Being the same property conveyed to Vastland Avalon Midtown, LLC, a Tennessee limited liability company, by Quitclaim Deed from Vastland Development Partnership, a Tennessee general partnership, dated September 30, 2021, and recorded October 13, 2021 in Instrument Number 20211013-0137909, Register's Office of Davidson County, Tennessee.

Note: Articles of Amendment were filed to change the name from Vastland Avalon Midtown, LLC to VOCE Property Owner, LLC with the Secretary of State, State of Tennessee, on June 14, 2003 in image B1395-9357. Please see "Exhibit A" attached herewith.

This Instrument was prepared with information supplied by the Grantees. No title examination was performed to validate the accuracy of title. Therefore the preparer does not accept liability for this Instrument.

This is **un-improved** property known as: **1719, 1717, 1715, 1711, & 1709 Hayes Street, Nashville, Tennessee 37203**.

Witness my/our hand(s) this the 28th day of July, 2023.

Vastland Avalon Midtown, LLC

Mack H. McClung, Sole Member

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, MACK H. MCCLUNG, to me known (or proved to me on the basis of satisfactory evidence) to be the person described in and who acknowledged himself/herself to be the SOLE MEMBER of VASTLAND AVALON MIDTOWN, LLC the within named bargainor, a limited liability company, and that he as such SOLE MEMBER executed the foregoing instrument for the purpose therein contained.

Witness my hand and official seal, this the 28th of July, 2023.

Notary Public
My Commission Expires: 01/26/25
(SEAL)

MARY ALICE ESPINOSA
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

RETURN TO:

Rudy Title & Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212

Exhibit A

State of Tennessee

Department of State
Corporate Filings
312 Rosa L. Parks Ave.
6th Floor, William R. Snodgrass Tower
Nashville, TN 37243

ARTICLES OF AMENDMENT TO ARTICLES OF ORGANIZATION (LLC)

For Office Use Only

FILED

LIMITED LIABILITY COMPANY CONTROL NUMBER (IF KNOWN) 001243914

PURSUANT TO THE PROVISIONS OF §48-209-104 OF THE TENNESSEE LIMITED LIABILITY COMPANY ACT OR §48-249-204 OF THE TENNESSEE REVISED LIMITED LIABILITY COMPANY ACT, THE UNDERSIGNED ADOPTS THE FOLLOWING ARTICLES OF AMENDMENT TO ITS ARTICLES OF ORGANIZATION:

PLEASE MARK THE BLOCK THAT APPLIES:

☑ AMENDMENT IS TO BE EFFECTIVE WHEN FILED BY THE SECRETARY OF STATE.

☐ AMENDMENT IS TO BE EFFECTIVE _____, _____(DATE) _____ (TIME).

(NOT TO BE LATER THAN THE 90TH DAY AFTER THE DATE THIS DOCUMENT IS FILED.) IF NEITHER BLOCK IS CHECKED, THE AMENDMENT WILL BE EFFECTIVE AT THE TIME OF FILING.

1. PLEASE INSERT THE NAME OF THE LIMITED LIABILITY COMPANY AS IT APPEARS ON RECORD: Vastland Avalon Midtown LLC

IF CHANGING THE NAME, INSERT THE NEW NAME ON THE LINE BELOW:

VOCE Property Owner LLC

2. PLEASE INSERT ANY CHANGES THAT APPLY:

A. PRINCIPAL ADDRESS: _____
STREET ADDRESS

_____
CITY STATE/COUNTY ZIP CODE

B. REGISTERED AGENT: _____

C. REGISTERED ADDRESS: _____
STREET

TN
CITY STATE ZIP CODE COUNTY

D. OTHER CHANGES:

3. THE AMENDMENT WAS DULY ADOPTED ON Oct 05 2023
MONTH DAY YEAR

(If the amendment is filed pursuant to the provision of §48-209-104 of the TN LLC Act, please also complete the following by checking one of the two boxes:) AND THE AMENDMENT WAS DULY ADOPTED BY THE

☐ BOARD OF GOVERNORS WITHOUT MEMBER APPROVAL AS SUCH WAS NOT REQUIRED

☑ MEMBERS

Member
SIGNER'S CAPACITY

SIGNATURE

Mack McClung
NAME OF SIGNER (TYPED OR PRINTED)

SS-4247 (REV. 01/06) Filing Fee: $20.00 RDA 2458

B1395-9357 09/14/2023 2:15 PM Received by Tennessee Secretary of State Tre Hargett

I, Brian Mitchell, 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 July 28, 2023 (date of document).

Affiant Signature

Date August 01, 2023

State of Tennessee

County of Davidson

Sworn to and subscribed before me this 1st day of August, 2023.

Notary's Signature

MY COMMISSION EXPIRES: 10/2/23

