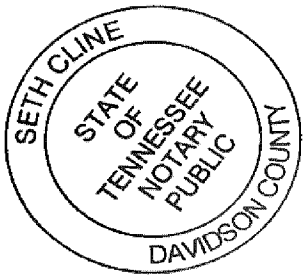
Karen Johnson Davidson County
Batch# 1034717 DEEDQC
08/04/2023 02:48:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20230804-0060551

QUITCLAIM DEED



STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS ZERO DOLLARS AND 00/100 ($0.00).

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 25 DAY OF JULY, 2023.

Notary Public

MY COMMISSION EXPIRES: 5/3/2027

(AFFIX SEAL)

This Instrument Prepared By:
Collins Legal, PLC
4101 Charlotte Avenue, F186
Nashville, Tennessee 37209

THIS INSTRUMENT WAS PREPARED BASED SOLELY ON INFORMATION FURNISHED BY THE PARTIES. NO INDEPENDENT TITLE EXAM WAS PERFORMED NOR TITLE OPINION RENDERED.

ADDRESS NEW OWNERS AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBER(S)
1411 Meharry A LLC	NEW OWNER	092-04-0L.001.00
1411 A Meharry Blvd Nashville, TN 37208		

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars and No Cents ($10.00), cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt of which is hereby acknowledged on this the _____ day of July, 2023, the undersigned, **ROB MARKEN AND RANDY THORTON** (hereinafter collectively and/ or individually referred to as the "Grantor"), has bargained and sold, and by these presents do transfer and quitclaim to **1411 MEHARRY A LLC, A TENNESSEE LIMITED LIABILITY COMPANY** (hereinafter collectively and/ or individually referred to as the "Grantee"), the Grantee's successors and/ or assigns, all of Grantor's right, title, and interest in and to the following described real estate located in the county of **DAVIDSON**, state of **TENNESSEE**, having an address of **1411 MEHARRY A BOULEVARD, NASHVILLE, TENNESSEE 37208** and more particularly described as follows:

Land in Davidson County, Tennessee, being Unit A on the Plan of 1411 Meharry Boulevard Townhomes having been established by the Declaration of Covenants, Conidtions, and Restrictions of record in Instrument No. 20190708-0066349, as amended in Instrument No. 202200116-0005910, Register's Office for said Davidson County, Tennessee, and being shown on plat attached thereto as Exhibit C, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Rob Marken and Randy Thorton, by Warranty Deed from Rise Development LLC of record as Instrument No. 20210322-0037539, dated March 12th, 2021 and recorded on March 22nd, 2022 in the Register's Office for Davidson County, Tennessee.

This improved property more commonly known as 1411 Meharry Blvd Unit A, Nashville Tennessee 37208.

This conveyance is subject to and by accepting this Deed the Grantee(s) do(es) hereby agree to assume the following:

1. Any and all visible easements lying on or across the property.
2. Rights or claims of parties in possession not shown by the public records.

3. Encroachments, overlaps, boundary line disputes, or other matters which would be disclosed by an accurate survey or inspection of the premises.
4. Any and all other conditions, limitations, reservations, easements, and other matters of record including Declaration of Covenants and Restrictions that may affect said Property.

Whenever used, the singular number shall include the plural, the plural the singular, and the is of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, this instrument has been executed this 25TH day of July, 2023.

GRANTOR: ROB MARKEN

SIGNER: Rob Marken

GRANTOR: RANDY THORNTON

SIGNER: Randy Thornton

State of OREGON
County of Douglas

OFFICIAL STAMP
CAYLA JANE WILBORN
NOTARY PUBLIC - OREGON
COMMISSION NO. 996517
MY COMMISSION EXPIRES FEBRUARY 03, 2024

STATE OF Oregon)
COUNTY OF Deschutes)

Personally, appeared before me, a Notary Public of the aforesaid authority, **ROB MARKEN**, with whom I am personally acquainted or who provided sufficient evidence to the effect thereof, and who acknowledged that they executed the within instrument for the purposes therein contained, I declare under penalty of perjury that the persons whose name(s) are subscribed to this instrument, appear to be of sound mind and under no duress, fraud, or undue influence.

Witness my hand at office on this 25th day of July 2023

WITNESS my hand, at office, on this 17 day of July, 2023.

Cayla Wilborn
Notary Public

2/3/2024
Commission EXP

Notary Public

12/5/25
My Commission Expires

OFFICIAL STAMP
DANIELLE R BURGESS
NOTARY PUBLIC-OREGON
COMMISSION NO. 1019313
MY COMMISSION EXPIRES DECEMBER 5, 2025

STATE OF OREGON)
COUNTY OF Douglas)

Personally, appeared before me, a Notary Public of the aforesaid authority, **RANDY THORNTON**, with whom I am personally acquainted or who provided sufficient evidence to the effect thereof, and who acknowledged that they executed the within instrument for the purposes therein contained, I declare under penalty of perjury that the persons whose name(s) are subscribed to this instrument, appear to be of sound mind and under no duress, fraud, or undue influence.

WITNESS my hand, at office, on this 25 day of July, 2023.

Notary Public

02.2.2023
My Commission Expires

TENNESSEE CERTIFICATION OF ELECTRONIC DOCUMENTS

I, Seth N. Cline, 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 it a true and exact copy of the original document executed and authenticated according to Tennessee law on 07/25/2023 (date of document).

Affiant Signature

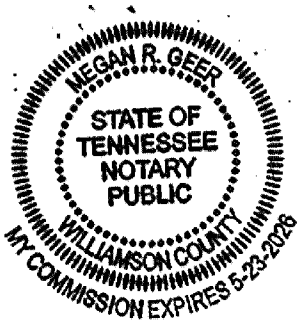
Date: 08/04/2023

State of TENNESSEE)
County of DAVIDSON)

Sworn to and subscribed before me this 4th day of August, 2023.

Notary Public

5/23/2026
My Commission Expires



☐ This document was executed via remote online notarization pursuant to T.C.A § 8-16-301 ***et seq.*** (only applies if checked).

This document was produced in compliance with Tenn. Code Ann. § 64-24-101(d)(1)-(3).
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