THIS INSTRUMENT PREPARED BY:
First Jordan, FLP
8519 Coopertown Road
Joelton, TN 37080

Karen Johnson Davidson County
Batch# 1039895 DEEDQC
08/18/2023 09 22.27 AM 2 pgs
Fees $12 00 Taxes $0 00
20230818-0064527

Address New Owner(s)
The 2106 Osage Street Trust
P.O. Box 695
Nashville, TN 37116

Send Tax Bills To:
SAME

081-11-0-053.00

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of Ten and No/00 Dollars ($10.00), and other good and valuable consideration, receipt of which is hereby acknowledged, **First Jordan, FLP, formerly known as First Jordan, LLC** ("Grantor") does hereby quitclaim and convey unto **The 2106 Osage Street Trust, Erin Dias as Trustee** ("Grantee"), its successors and assigns, all of the Grantor's right, title and interest in and to a certain tract or parcel of land located in Davidson County, Tennessee and described as follows:

Land in Davidson County, Tennessee, being Lot No. 294 on the Plan of J. M. T. J., and G. W. Harding's Addition, as of record in Book 21, Page 80, Register's Office for said County.

Said Lot No. 294 fronts 66 feet on the northerly side of Osage Street, and runs back between parallel lines, 150 feet to the alley.

Being the same property conveyed to First Jordan, FLP, formerly known as First Jordan, LLC by deed from Sidney Brown, on January 19, 2007, of record in Instrument Number 20070125-0010366, Register's Office for Davidson County, Tennessee.

Improved property known as **2106 Osage Street, Nashville, TN 37208.**

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

IN WITNESS WHEREOF, the Grantor has caused this instrument to be executed on this 3rd day of August 2023.

First Jordan, FLP

By: William Lain, General Partner

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared **William Lain**, General Partner for First Jordan, FLP, formerly known as First Jordan, LLC, and to me known to be the person described in and who executed the foregoing instrument, and acknowledged that she executed the same for the purposes therein contained.

WITNESS my hand and Official Seal this 3rd day of August 2023.

NOTARY PUBLIC

My Commission Expires: 1-11-26

SAMANTHA SMITH
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON C...

The actual consideration for this transfer is **$-0-.**

AFFIANT

Subscribed and sworn to before me, this 3rd day of August 2023.

NOTARY PUBLIC

My Commission Expires: 1-11-26

SAMANTHA SMITH
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY