Karen Johnson Davidson County
Batch# 1050116 DEEDQC
09/14/2023 01:39:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20230914-0072229

THIS INSTRUMENT PREPARED BY:

EVANS & DAVIS, PLLC
211 N. BROADWAY
EDMOND, OK 73034
(866) 708-2335

HOLLY LANE RUSSELL
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

STATE OF TENNESSEE)

COUNTY OF Davidson)

The actual consideration for this transfer is $10.00.
This is a transfer to a limited liability company.

Affiant

Subscribed and sworn to before me, this 22nd day of August 22, 2023

Holly Lane Russell
Notary public

My commission Expires: My Commission Expires October 2, 2023

QUITCLAIM DEED

Address New Owner:	Send Tax Bills to:	Map-Parcel #:
JEP Properties, LLC 111 Oak Valley Drive Nashville, TN 37207	JEP Properties, LLC 111 Oak Valley Drive Nashville, TN 37207	060-04-0-088.00

FOR AND IN CONSIDERATION of Ten and 00/100 Dollars ($10.00) and other good and valuable consideration, the receipt of all of which is hereby acknowledged, Midtown Printing, Inc., a Tennessee corporation, does hereby quitclaim, transfer and convey JEP Properties, LLC, a Tennessee limited liability company, all of their right, title and interest in the real property in Davidson County, State of Tennessee, and more particularly described as follows:

Land in Davidson County, Tennessee, being Lot No. 2 on the Plan of Section 3, (Re-Subdivide Lot 2) OAK PARK COMMERICAL DEVELOPMENT, of record in Plat Book 4060, Page 152, as amended in Book 5317, Page 426, in the Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description of said property.

BEING the same property conveyed to Midtown Printing, Inc., by Quit Claim Deed from Judson Scott, Trustee for Midtown Printing, Inc. Trust, dated 6/13/18, and dated January

7, 2019 and recorded January 10, 2019 as Instrument No. 20190110-0002597, in the Register's Office for Davidson County, Tennessee.

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

Property Address: 111 Oak Valley Drive, Nashville, TN 37207

Witness my hand this 22nd day of August 2023.

Pippa Von Colln Gore, Director

John R. Von Colln, Director

Erik Frederick William Von Colln, Director

STATE OF TENNESSEE)
) ss.
COUNTY OF Davidson)

Personally appeared before me, Holly Lane Russell, Notary Public, Pippa Von Colln Gore, John R Von Colln, and Erik Frederick William Von Colln, as Directors, of Midtown Printing, Inc., a Tennessee corporation, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand, at office, this day, August 22nd, 2023.

[Seal]

HOLLY LANE RUSSELL
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Holly Lane Russell
, Notary Public

My commission expires: _____

My Commission Expires
October 2, 2023

Tennessee Certification of Electronic Document

I, Kenzie Mayberry, 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 8/22/2023 (date of document).

Kenzi Mayberry
Affiant Signature

08/22/2023
Date

State of Oklahoma

County of Oklahoma

Sworn to and subscribed before me this 22nd day of August, 2023.

Elaina Carr
Notary's Signature

ELAINA CARR NOTARY # 16005913 EXP. 06/17/24 PUBLIC STATE OF OKLAHOMA

MY COMMISSION EXPIRES: 6/17/24

NOTARY'S SEAL