Karen Johnson Davidson County
Batch# 1050149 DEEDQC
09/14/2023 02:00:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20230914-0072262

# QUITCLAIM DEED

THIS INSTRUMENT PREPARED FROM INFORMATION PROVIDED BY THE PARTIES WITHOUT THE BENEFIT OF TITLE SEARCH AND/OR TITLE POLICY

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 14 DAY OF September, 2023.

Notary Public

MY COMMISSION EXPIRES: (AFFIX SEAL) 10/2/2023

LILLIAN TURMAN
TENNESSEE NOTARY PUBLIC
My Comm Exp. 10/2/2023
COUNTY OF DAVIDSON

File No.: RES-23-HYVE617

THIS INSTRUMENT WAS PREPARED BY
**Commerce Title & Escrow, LLC**
101 Lea Ave., Nashville, TN 37210

| ADDRESS NEW OWNER(S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| TRM Estate Properties LLC | NEW OWNER | Property 1: 093 14 0A 601.00 CO |
| (NAME) | (NAME) | |
| C/O Commerce Title & Escrow, LLC<br>101 LEA AVE<br>NASHVILLE, TN 37210 | (SAME) | |
| (ADDRESS) | (ADDRESS) | |

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 considerations, the receipt of which is hereby acknowledged, I/WE, **TRE' MCKITTY, A SINGLE MAN,** herein after called the Grantor(s), have bargained and sold, and by these presents do transfer and convey all right, title, and interest unto, TRM Estate Properties LLC, a Florida Limited Liability Company, hereinafter called the Grantee(s), their heirs and assigns, that certain tract or parcel of land in **DAVIDSON** County, State of **TENNESSEE**, described as follows, to-wit:

A certain unit located in Davidson County, Tennessee, being known and designated as Unit No. 617 established pursuant to the Condominium Declaration for Hyve, of record in Instrument Number 20230424-0030022, in the Register's Office for Davidson County, Tennessee, and with said Unit being depicted on Exhibit "E" to said Declaration; together with a percentage interest in the common elements as set forth in said Declaration, to which reference is hereby made for a more complete description.

Being part of the same property conveyed to TRE' MCKITTY, A SINGLE MAN, from 629 7th Avenue South, LLC, Michigan limited liability company, by Special Warranty Deed dated September 1, 2023, recorded September 7, 2023, in Instrument Number 20230907-0070296, in the Register's Office for Davidson County, Tennessee.

This instrument executed pursant to Power of Attorney recorded in Instrument Number 20230907-0070297, in the Register's Office for Davidson County, Tennessee.

This is **improved** property, known as 635 7th Avenue South, Unit 617, Nashville, TN 37203
(House Number) (Street) (City or Town) (State) (Postal Zip)

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

Witness my/our hand(s) this 1st day of September, 2023.

Tre McKitty by Roosevelt McKitty, his Attorney-In-Fact

STATE OF Florida
COUNTY OF Pasco

Personally appeared before me, the undersigned, a Notary Public, in and for said County and State, the within named Roosevelt McKitty, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that she/he is Power of Attorney for Tre' McKitty, and that this instrument was executed on behalf of the said Tre' McKitty for the purposes therein.

Witness my hand and official seal at Nashville, Tennessee, this 1st day of September, 2023.

Commission expires: 11/22/2025

Notary Public

Notary Public State of Florida
Edwin Collazo
My Commission
HH 201139
Exp.11/22/2025

**RETURN TO:**

**Commerce Title & Escrow, LLC**
**101 Lea Ave., Nashville, TN 37210**
**(615) 515-7171**

Certificate of Authenticity

I, Tiffany Rooker, 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 September 14, 2023.

Tiffany Rooker
Affiant Signature

9/14/23
Date

State of TENNESSEE
County of DAVIDSON

Sworn to and subscribed before me this 14 day of September, 2023.

Notary's Signature

My Commission Expires: 10/2/2023

Notary's Seal

LILLIAN TURMAN
TENNESSEE
NOTARY
PUBLIC
My Comm Exp.
10/2/2023
COUNTY OF DAVIDSON

File No. RES-23-HYVE617

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