BOX #14

G#36361-2

QUITCLAIM DEED

Karen Johnson Davidson County
Batch# 1053453 DEEDQC
09/25/2023 09 39 26 AM 2 pgs
Fees $12 00 Taxes $0 00

20230925-0074937

State of Tennessee
County of Williamson

The actual consideration for this transfer is $ -0-

Connie Hasty
Affiant

Subscribed and sworn to before me, this the 19th day of September, 2023.

Notary Public

My commission expires. 8-[illegible]-2026

LAURA FAGAN NOTARY PUBLIC STATE OF TENNESSEE WILLIAMSON COUNTY

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Attorneys Title Company, Inc.
2927 Berry Hill Drive, Nashville, TN 37204-3126

Address of New Owner(s) as follows:	Send Tax Bills To	Map-Parcel Numbers
Connie Hasty	**"New Owner"**	**164 03 0 D 083 00 CO**
1309 Clairmonte Drive		
Franklin, TN 37064		

FOR AND IN CONSIDERATION OF THE SUM OF ONE DOLLAR, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED,

2742 Sparrowgap Trail Reverse, LLC, a Colorado limited liability company

HEREINAFTER CALLED THE GRANTOR, HAVE QUITCLAIMED, AND BY THESE PRESENTS DO HEREBY CONVEY UNTO

Connie Hasty

HEREINAFTER CALLED THE GRANTEE, HER HEIRS AND ASSIGNS, ALL OF THE GRANTOR'S INTEREST IN AND TO A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT

LAND in Davidson County, Tennessee, being Unit No. 83, Phase 2, on the Plan of Hamilton Church Manor Townhouses, a Townhouse Planned Unit Development (Horizontal Property Regime with Private Elements), created under Title 66, Section 27-101, et seq., as amended, Tennessee Code Annotated, as established by Declaration of Covenants, Conditions and Restrictions for Hamilton Church Manor and Declaration of Covenants, Conditions, and Restrictions for Hamilton Church Manor Townhouses, a Townhouse Planned Unit Development, (Horizontal Property Regime with Private Elements), of record in Instrument No. 20210114-0006145 and amended in Instrument No. 20210119-0008158 and Ratification and Adoption of Declaration of Covenants, Conditions and Restrictions for Hamilton Church Manor and Declaration of Covenants, Conditions, and Restrictions for Hamilton Church Manor Townhouses of record in Instrument No. 20210826-

0115250 corrected in Instrument No. 20210827-0115886, and further amended in Instrument No. 20220627-0073357, Register's Office for Davidson County, Tennessee, including without limitation the By-Laws appended thereto as Exhibit "D-2". Reference is hereby made to the Plan of Hamilton Church Manor Townhouses, Phase 2, shown on Exhibit "B-2" to the Second Amendment to the Declarations of record in Instrument No. 20220627-0073357, Register's Office for Davidson County, Tennessee, for a more complete identification and description of said unit.

BEING the same property conveyed to 2742 Sparrowgap Trail Reverse, LLC, a Colorado limited liability company, by Special Warranty Deed dated December 29th, 2022, from Century Communities of Tennessee, LLC, a Delaware limited liability company, of record in Instrument No. 20230103-0000080, Register's Office for Davidson County, Tennessee.

SAID property is conveyed subject to the limitations, restrictions, and encumbrances as may affect the premises.

This is improved property, known as: **2742 Sparrowgap Trail, Antioch, TN 37013**.

Witness my/our hand(s) this 19th day of **September, 2023.**

2742 Sparrowgap Trail Reverse, LLC,
a Colorado limited liability company

By: Connie Hasty
Connie Hasty, Manager

STATE OF TENNESSEE)
COUNTY OF Williamson)

Before me, the undersigned, a Notary Public, within and for the State and County aforesaid, personally appeared Connie Hasty, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged herself to be the Manager of 2742 Sparrowgap Trail Reverse, LLC, the within named bargainor, a Colorado limited liability company, and that she as such Manager, being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the limited liability company by herself as such Manager.

Witness my hand and official seal at Brentwood (City), Tennessee, this 19th day of **September, 2023.**

Notary Public

STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

My Commission Expires: 8-8-2026