Karen Johnson Davidson County
Batch# 1059787 DEEDQC
10/11/2023 12:41:30 PM 2 pgs
Fees: $12.00 Taxes: $0.00
20231011-0079721

This Instrument Prepared by & Return to: Providence Title, LLC
25 Century Blvd, Suite 402, Nashville, TN 37214

QUIT CLAIM DEED

FOR AND IN CONSIDERATION of the sum of One Dollar and no/100 ($1.00) and other good and valuable consideration, the receipt of all of which is hereby acknowledged, the undersigned, **Mandy Development LLC** ("Grantor"), a Tennessee limited liability company, hereby sell(s), remise(s), release(s), convey(s), and quit claim(s) unto **Mandy Properties LLC,** (Grantee), a Tennessee limited liability partnership all of his/her/their/its rights, title, and interests in the following described real property, to wit:

Land in Davidson County, Tennessee, being Unit 1521A Jones Ave, Unit 1521B Jones Ave, Unit 1521C Jones Ave, Unit 1521D Jones Ave, and Unit 1521E Jones Ave on the Plan of Homes at 1521 Jones Ave, a Horizontal Property Regime With Private Elements of record in Exhibit "B" in the Declaration of Covenants, Conditions and Restrictions in Instrument No. 20220613-0067246, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Mandy Development, LLC, a Tennessee Limited Liability Company, by virtue of that certain Quit Claim Deed dated May 20, 2022, and being of record at Instrument No. 20220520-0059200, in the amount of $.00 in the Register's Office of Davidson County, Tennessee.

IN TESTIMONY WHEREOF I/we have executed this instrument the 6th day of **October, 2023.**

Mandy Properties LLC

By Yildirim Yilmaz, Member

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, a Notary Public of said County and State, personally appeared Yildirim Yilmaz, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself/herself to be Member of **Mandy Development, LLC** the within named bargainer, and that he/she as such Member, executed the foregoing instrument for the purposes therein contained, by signing the name of the bargainer by himself/herself as Member.

WITNESS my hand and official seal at office this 6th day of **October, 2023.**

NOTARY PUBLIC

MY COMMISSION EXPIRES: 3.3.2025

STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF DAVIDSON MEMORIE WHITE

For recording information only

STATE OF TENNESSEE
COUNTY OF DAVIDSON

I hereby swear or affirm that to the best of affiant's knowledge, belief and information, the actual consideration for the transfer is **$0.00.**

AFFIANT

SUBSCRIBED AND SWORN before me this the 6th day of **October, 2023.**

NOTARY PUBLIC

MY COMMISSION EXPIRES: 3.3.2025

STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF DAVIDSON MEMORIE WHITE

PROPERTY ADDRESS:	**1521 A-E Jones Ave, Nashville, TN 37207**
TAX PARCEL NO.:	**071120M00100CO, 071120M00200CO, 071120M00300CO, 071120M00400CO, 071120M00500CO**
PROPERTY OWNER:	**Mandy Properties LLC**
OWNER'S ADDRESS:	**9005 Overlook Blvd, Brentwood, TN 37027**
MAIL TAX BILLS TO:	**new owner**

Certificate of Authenticity

I, Holly A Mason, 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 10/6/23.

Affiant Signature

10/6/23
Date

State of Tennessee
County of Davidson

Sworn to and subscribed before me this 6 day of October, 2023

Notary's Signature

(Notary Seal)

JACQUELINE G BROWN
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY

My Commission Expires: 11/3/25