Karen Johnson Davidson County
Batch# 1063555 DEEDQC
10/23/2023 08 33 33 AM 3 pgs
Fees $17 00 Taxes $0 00
20231023-0082651

This instrument was prepared by:
Stephen C. Small, Esq.
4525 Harding Road
Suite # 224
Nashville, TN 37205

QUITCLAIM DEED

ADDRESS NEW OWNER AND SEND TAX BILL TO:

Frank C. May
4515 Harding Pike
Suite #103
Nashville, TN 37205

MAP/Parcel:
61-11-122,123

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

The actual consideration for this transfer is $ NONE

Frank C. May
Affiant

SUBSCRIBED AND SWORN to before me this 18 day of October, 2023

Leslie Brown Smith
Notary Public

LESLIE BROWN SMITH STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires 9.7.2026

My Commission Expires: 9/7/2026

FOR AND IN CONSIDERATION of Ten Dollars ($10.00) cash in hand paid and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, **4119 Gallatin Pike, LLC**, a Tennessee limited liability company, does hereby quitclaim and convey unto Frank C. May, his successors and assigns, all of its right, title and interest in and to that certain improved parcel of real property, as follows:

See attached Exhibit "A," which is incorporated herein by this reference.

Said property is conveyed *subject to* such limitations, restrictions, and encumbrances as may affect said property.

Lot No. 1 of the subject property is known as 4119 Gallatin Pike, Nashville, TN 37216; and
Lot No. 2 of the subject property is known as 1028 McMahan Avenue, Nashville, TN 37216
It is the intension of both the Grantee and the Grantor that the *two properties be re-platted* in order to make one parcel to be known as 4119 Gallatin Pike.

IN WITNESS WHEREOF, the Grantor has caused this Quitclaim Deed to be duly executed, this 18 day of October, 2023.

4119 Gallatin Pike, LLC,
a Tennessee limited liability company

BY: Frank C. May
Frank C. May, its sole member

State of Tennessee)

County of Davidson)

Sworn, subscribed, and acknowledged before me Leslie Brown Smith, a notary public, personally appeared Frank C. May who acknowledged himself to be the sole member of the within named grantor, and to me personally known or proved to me on the basis of satisfactory evidence to be the one executing the foregoing document on behalf of 4119 GALLATIN PIKE, LLC, for the purposes therein contained and that the same act was its free act and deed.

Witness my hand and seal of office, this 18 day of October, 2023.

Leslie Brown Smith
Notary Public

My commission expires: 9/7/2026

LESLIE BROWN SMITH
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 9-7-2026

EXHIBIT "A"

Land in Davidson County, Tennessee, being Lot No. 1 and 2 on the Plan of L.C. McMahan's Subdivision, as shown on a Plat of record in Plat Book 6250, Page 923, in the Register of Deeds Office of Davidson County, Tennessee, to which Plat reference is hereby made for a more particular description

BEING the same property conveyed to 4119 Gallatin Pike, LLC, a Tennessee limited liability company, by Warranty Deed from McNeilly Center For Children, Inc., a Tennessee Nonprofit Corporation, dated November 16, 2017, of record as Instrument No. 20171120-0118801, Register of Deeds Office of Davidson County, Tennessee.

Lot No. 1 of the subject property is known as 4119 Gallatin Pike, Nashville, TN 37216;
Lot No. 2 of the subject property is known as 1028 McMahan Avenue, Nashville, TN 37216

It is the intension of both the Grantee and the Grantor that the two properties be re-platted in order to make one parcel to be known as 4119 Gallatin Pike.