REGISTER'S USE ONLY:

Karen Johnson Davidson County
Batch# 1065868 DEEDQC
10/27/2023 03:29:30 PM 4 pgs
Fees: $22.00 Taxes: $0.00
20231027-0084326

OATH: I, the undersigned affiant, do hereby swear or affirm that the actual consideration for transfer or the value of the property being transferred, whichever is greater, is $0.00. Exempt Transfer Pursuant to TCA 67-4-409.

Nichole Dowling
AFFIANT

SWORN TO AND SUBSCRIBED BEFORE ME THE UNDERSIGNED THIS 27 DAY OF October, 2023.

SEAL

NOTARY PUBLIC
COMMISSION EXPIRES:

PATRICIA D. CAVITT STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires 03-03-2026

THIS INSTRUMENT PREPARED BY:
Foundation Title & Escrow
Commercial Services Division
277 Mallory Station Rd., Suite 102
Franklin, TN 37067

SEND TAX BILLS TO:
LMS Homes, LLC
681 Legends Crest Drive
Franklin, TN 37069

NEW OWNER:
LMS Homes, LLC
681 Legends Crest Drive
Franklin, TN 37069

QUITCLAIM DEED OF CORRECTION

of Instrument No. 20230803-0060139 to reflect plat changes in Instrument No. 20231026-0083799

THE PREPARER OF THIS INSTRUMENT MAKES NO REPRESENTATIONS OR CERTIFICATIONS AS TO THE CONDITION OF TITLE TO THE ABOVE-DESCRIBED PROPERTY AND HAS PREPARED THIS INSTRUMENT BASED SOLELY UPON INFORMATION PROVIDED BY THE PARTIES. FURTHER THE PREPARER OF THIS INSTRUMENT HAS NOT ACTED AS "SETTLEMENT AGENT" IN THIS TRANSACTION AS THAT TERM IS DEFINED BY THE INTERNAL REVENUE CODE AS MOST RECENTLY AMENDED. THIS INSTRUMENT IS A QUITCLAIM DEED PURSUANT TO T.C.A 66-5-103(2).

This indenture is made and entered into this 27 day of October, 2023 between LMS HOMES, LLC, a Tennessee Limited Liability Company (hereinafter referred to as "GRANTOR") and LMS HOMES, LLC, a Tennessee Limited Liability Company (hereinafter referred to as "GRANTEE").

For and in consideration of Ten Dollars ($10.00) and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, cash in hand paid, Grantor does by these presents, release, remise and convey unto Grantee, all of Grantor's right, title and interests, marital or otherwise, in and to the following described tract or parcel of real property:

Certain parcels of land located in Davidson County, State of Tennessee, described as follows:

Land in Davidson County, Tennessee, being Unit C as shown on as shown on Exhibit B of the Plan attached to the Declaration of Covenants, Conditions and Restrictions for Homes at 922 Riverside Drive, a Horizontal Property Regime with Private Elements, of record in Instrument No. 20211101-0146166 as revised in Instrument No. 20230929-0076631 and Instrument No. 20231026-0083799, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

FORMERLY KNOWN AS:

Land in Davidson County, Tennessee, being Unit a as shown on as shown on Exhibit B-2 of the Plan attached to the Declaration of Covenants, Conditions and Restrictions for Homes at 922 Riverside Drive, a Horizontal Property Regime with Private Elements, of record in Instrument No. 20211101-0146166, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Together with the easements, restrictive covenants, conditions and regulations imposed upon and relating to the Units of Homes at 922 Riverside Drive, including all interests in and to the Common Elements contained in the above-referenced Declaration as well as the By-Laws appended thereto, along with all applicable amendments, which are incorporated herein.

Being the same property conveyed to LMS Homes, LLC, a Tennessee Limited Liability Company by Quitclaim Deed from Blake Realty Investments, LLC, an Indiana Limited Liability Company of record in Instrument No. 20230803-0060139 Register's Office for Davidson County, Tennessee, dated July 28, 2023 and recorded on August 3, 2023.

TAX PARCEL # 083 07 2H 003.00CO

The real property conveyed hereby is ☑ improved ☐ unimproved with a property address of: 922C Riverside Drive, Nashville, TN 37206.

In the event of a discrepancy between the property address, tax parcel number and the legal description, the legal description shall control.

The above-described property is the same property contained in the prior deed and no new survey is available.

In Witness Whereof, Grantor has set its hand(s) the date first above-written.

LMS HOMES, LLC
a Tennessee Limited Liability Company

BY: _____
Matthew Benjamin, Managing Member

STATE OF TENNESSEE)
COUNTY OF Williamson)

Before me, the undersigned authority, a Notary Public in and for the aforesaid state and county, personally appeared Matthew Benjamin, to me known to be the person(s) described therein (or who proved to me to be the same on a satisfactory basis) and who acknowledged him or herself to be the Managing Member of LMS Homes, LLC, a Tennessee Limited Liability Company, being authorized to execute the foregoing instrument for the purposes therein contained by signing the name of the limited liability company by him or herself as such authorized agent.

Witness my hand and seal at office in the aforesaid state and county this 27th day of October, 2023.

SEAL



NOTARY PUBLIC
COMMISSION EXPIRES:_____

Certificate of Authenticity

I, Tonya Loftin, 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 **October 27, 2023**.

Date

Tonya Loftin
Affiant Signature

October 27, 2023
Date

State of Tennessee

County of Rutherford

Sworn to and subscribed before me this 27th day of October, 20 23.

Notary's Signature

CHRISTIE PERRY
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY
MY COMMISSION EXPIRES 6-22-2026

My Commission Expires: _____
Date

Notary's Seal (if on paper)