NEW OWNER:

490 Bliss Retreats, LLC
7237 Legacy Drive
Antioch TN, 37013

SEND TAX BILLS TO:

NEW OWNER

Map & Parcel No.: 136030A04500CO

THIS INSTRUMENT PREPARED BY:

TRESSLER & ASSOCIATES, PLLC
Attorneys at Law
212 North Castle Heights Ave
Lebanon, TN 37087

INFORMATION REQUESTED BY THE PARTIES – NO TITLE SEARCH CONDUCTED

Karen Johnson Davidson County
Batch# 1112078 DEEDQC
03/18/2024 02:56:30 PM 5 pgs
Fees: $27.00 Taxes: $0.00
20240318-0018569

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of **Ten Dollars and no/100 Dollars ($10.00)** cash in hand paid, the receipt of which is hereby acknowledged, **Larry Miles** and **Machel Mills-Miles (F/K/A Machel Mills), as joint tenants with full rights of survivorship),** ("Grantor") have this day bargained and sold and by these presents do hereby quitclaim unto **490 Bliss Retreats, LLC, a Tennessee limited liability company** ("Grantee"), its successors and assigns, forever, all of our interest in the following tract or parcel of land, situated and lying in **Davidson** County, Tennessee, bound and described as follows, to-wit:

See the attached Exhibit A

IN WITNESS WHEREOF, Grantors have executed or caused this instrument to be executed by its duly authorized representative, this 8th day of March 2024

Larry Miles

Machel Mills-Miles

STATE OF TN
COUNTY OF Wilson

Personally appeared before me, the undersigned authority, a notary public in and for the state and county aforesaid, **Larry Miles** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), who acknowledged that they executed the within instrument.

WITNESS my hand and official seal at office this 8th day of March, 2024.

NOTARY PUBLIC

TURNER EVANS STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY My Commission Expires 04-26-2026

My commission expires: 4/26/26

STATE OF TN
COUNTY OF Wilson

Personally appeared before me, the undersigned authority, a notary public in and for the state and county aforesaid, **Machel Mills-Miles** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), who acknowledged that they executed the within instrument.

WITNESS my hand and official seal at office this 8th day of March, 2024.

NOTARY PUBLIC

TURNER EVANS STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY My Commission Expires 04-26-2026

My commission expires: 4/26/26

The actual **consideration** or value, whichever is greater, for this transfer is $0.00.

Hamilton

AFFIANT

Sworn to **and subscribed** to before me this 8th day of March, 2024

NOTARY PUBLIC

My commission expires: 4/26/24

TURNER EVANS
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY
My Commission Expires 04-26-2026

EXHIBIT A

A certain condominium apartment in Davidson County, Tennessee, being Townhouse No. 45, Building No. 12 in a Horizontal Property Regime located on the Plat of Priest Lake Park Condominium Townhouses, Phase 1, as of record in Book 4460, Page 79, and Revised in Book 4460, Page 88, Register's Office of said County, to which reference is here made.

Being the same property conveyed to Larry Miles and Machel Mills, as joint tenants with full rights of survivorship, by Warranty Deed, from Aimee L. Wilson and husband, Jonathan N. Wilson, dated November 9th, 2018, recorded November 15th, 2018, of record in Instrument No. 20181115-0112712 Davidson County, Tennessee register of deeds.

THIS CONVEYANCE IS MADE SUBJECT TO: (1) any and all applicable governmental and/or zoning regulations; (2) taxes which have been pro-rated as of the date of closing and assumed by the Grantee herein; (3) All matters shown on the Restrictions, dedications, conditions, reservations, easements and other matters appearing for Building No. 12 in a Horizontal Property Regime located on the Plat of Priest Lake Park Condominium Townhouses, Phase 1, as of record in Book 4460, Page 79, and Revised in Book 4460, Page 88; By-laws of record in Book 4651, Page 420, Book 5083, Page 417, amended in Book 8115, Page 838, Book 9089, Page 765 and Instrument No. 20050817-0097909, Master Deed of record in Book 4651, Page 412, Book 4943, Page 692 and Book 5189, Page 671, as amended by instrument(s) of record in Book 4979, Page 939, Charter of record in Book 4944, Page 115, and Rules and Regulations recorded in Book 7679, Page 173, Book 8115, Page 849, Book 9089, Page 757, Book 9507, Page 606, Book 9927, Page 75, and Instrument Nos. 20011025-0116633, 20050621-0071262, 20060228-0022872 and 20060228-0022873 Register's Office for Davidson County, Tennessee.

Tennessee Certification of Electronic Document

I, Todd A. Tressler, II, do hereby make oath that I am a licensed attorney and/or the custodian of the original version of the electronic document tendered herewith and that this electronic document is a true and exact copy of the original document executed and authenticated according to law on March 8, 2024.

Affiant Signature

07-25-23

Date

State of TENNESSEE

County of WILSON

Sworn to and subscribed before me on this 25th day of July, 2023.

Notary Signature

My Commission Expires: 06-28-25

NOTARY'S SEAL:

LISA P. CHANEY
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY