This instrument prepared upon information furnished by the parties without the benefit of a full and complete title examination, and without advice as to tax or legal consequences. Williamson County Escrow & Title, Inc., Westcott Law PLLC, and/or Wes Weigel shall not be responsible for any matter that could have been resolved by a full and complete title examination and related counsel.

HILLARY D. SMITH STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF WILLIAMSON (Notary Stamp)	STATE OF TENNESSEE) COUNTY OF Williamson) I hereby swear or affirm that the actual consideration for this transfer, is Zero Dollars ($0.00). Affiant Subscribed and sworn to before me, on this 26 day of March, 2024. Notary Public My commission expires: 1-30-2028

This Instrument Was Prepared By:
Williamson County Escrow & Title, Inc.
109 Westpark Drive, STE 230
Brentwood, TN 37027
(615) 794-8780

QUITCLAIM DEED

Address of New Owner	Send Tax Bills To	Map-Parcel Number(s)
CATO PHASE II, LLC	SAME AS NEW OWNER	069 00 0 007.00
332 Lellyett Street		
Nashville, Tennessee 37209		

For and in consideration of One Dollar ($1.00) and other good and valuable consideration, receipt and legal sufficiency of which are hereby acknowledged"), **J WILK ENTERPRISE LLC**, a Tennessee limited liability company, "Grantor" does hereby convey, devise, grant and quitclaim unto **CATO PHASE II**, a Tennessee limited liability company, "Grantee", its successors, and assigns forever, any and all of Grantor's right, title and interest in and to the following described real property located in the Davidson County, Tennessee, being more particularly described on **Exhibit "A"**, attached hereto and incorporated herein by this reference.

This is (X) unimproved ( ) improved property with an address of 0 Ashland City Highway, Nashville, Tennessee 37218.

Karen Johnson Davidson County
Batch # 1115241 DEEDQC
03/26/2024 01:08:15 PM 3 pgs
Fees: $17.00 Taxes: $0.00

20240326-0021017

SIGNATURE PAGE TO QUITCLAIM DEED

WITNESS my hand on this the 26 day of March, 2024.

J WILK ENTERPRISE LLC,
a Tennessee limited liability company

By: _____
Name: Jerome Wilkerson
Its: Member

STATE OF TENNESSEE)
COUNTY OF Williamson)

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Jerome Wilkerson with whom I am personally acquainted or proved to me on the basis of satisfactory evidence and upon oath acknowledged himself to be a Member of J WILK ENTERPRISE LLC, a Tennessee limited liability company, and that as such Member, being authorized to do so, executed the foregoing instrument for the purposes therein contained by signing the name of the said company.

WITNESS my hand, at office, on this 26 day of March 2024.

_____
NOTARY PUBLIC

My Commission Expires: 1-30-2028

HILLARY D. SMITH
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

Exhibit A

Land in the 13th Civil District of Davidson County, Tennessee, described according to a survey made by Hickerson-Miller Engineers-Surveyors, July 12, 1957, as follows:

Beginning on the northerly margin of Hydes Ferry Pike at the southeast corner of the property conveyed to Joe McClure and wife, by deed from David A. Wheatley and wife, of record in Book 2696, page 69, Register's Office for said County; thence with said McClure's eastern boundary line north 2° 00' east 755 feet; thence 88° 09' east 200 feet; thence south 2° 00' west 760 feet to the northerly margin of Hydes Ferry Pike; thence with the same north 86° 45' west 200 feet to the beginning, containing 3.5 acres, more or less.

Being the same property conveyed to J Wilk Enterprise LLC by Quit Claim Deed from Joy Smith Kimbrough, of record in Instrument Number 20220304-0025247, Register's Office of Davidson County, Tennessee, dated March 4, 2022 and recorded March 4, 2022.