Karen Johnson Davidson County
Batch# 1115926 DEEDQC
03/27/2024 11:53:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20240327-0021315

QUITCLAIM DEED

The Grantors, ALEXANDER HUGHES & STEPHANIE SARELAKOS, a married couple, of 959 Evans Road, Nashville, Tennessee 37204, for and in consideration of Ten and no/100 dollars ($10.00) and other good and valuable consideration in hand paid, the receipt and sufficiency of which are hereby acknowledged, do hereby QUITCLAIM, CONVEY, and RELEASE to AWH PROPERTY HOLDINGS, LLC, a Tennessee limited liability company, as Sole Owner, all right, title, and interest in and to the following described real property situated in the County of Davidson, State of Tennessee, to wit:

Legal Description:

Land in Davidson County, Tennessee, being Lot No. 106 on the Plan of Rolling Meadows, Part of O.F. Noel Estate, as of record in Book 1424, Pages 98 and 99, Register's Office for Davidson County, Tennessee, described as follows:

Beginning on the Southerly margin of Evans Road at the corner of Lot Nos. 105 and 106; thence with said Road Eastwardly 120 feet to the corners of Lots Nos. 83 and 106; thence with the line between said two lots Southwardly 181.3 feet to the Northerly line of Lot No. 84; thence with said line Westwardly 85.7 feet to a concrete monument at the Northeast corner of Lot No. 104; thence with the line between Lots Nos. 104 and 106 Northwestwardly 35.3 feet to the corner of Lot Nos. 105 and 106; thence with the line between said two lots Northwardly 167.4 feet to the beginning.

Being the same Property conveyed to Alexander Hughes and Stephanie Sarelakos by Warranty Deed from White Pines Building Group, LLC, a Tennessee limited liability company, of record in Instrument No. 20211019-0140300 in the Register's Office for Davidson County, Tennessee, dated October 14, 2021 and recorded on October 19, 2021.

MAP/Parcel No.: 132-01-0-088.00

Property Address: 959 Evans Road, Nashville, Tennessee 37204

Subject to: Taxes due and payable, all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

Dated this 26 day of MARCH, 2024.

Alexander Hughes

Stephanie Sarelakos

STATE OF TENNESSEE)
COUNTY OF Davidson)

RODRIGO RIVAS
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

I, the undersigned notary public in and for the state and county aforesaid, do hereby certify that ALEXANDER HUGHES and STEPHANIE SARELAKOS, personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that they signed, sealed, and delivered the said instrument as their free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and official seal, this 16 day of March, 2024.

Rodrigo Rivas
Commission Expires
May 3, 2027

Rodrigo Rivas
Notary Public

STATE OF TENNESSEE)
COUNTY OF Davidson)

I, the undersigned Affiant, do hereby swear or affirm that, to the best of my knowledge, information and belief, the actual consideration for this transfer is $10.00.

Affiant

RODRIGO RIVAS
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

Sworn to and subscribed before more this 16 day of March, 2024.

Rodrigo Rivas
Commission Expires
May 3, 2027

Rodrigo Rivas
Notary Public

Prepared By /Mail To:

Duggan Bertsch, LLC
303 W. Madison St., Ste. 1000
Chicago, Illinois 60606-3321

Send Subsequent Tax Bills To:

AWH Property Holdings, LLC
959 Evans Road
Nashville, Tennessee 37204

At the specific request of Grantor and based solely on information supplied by one or more of the parties hereto and without examination of title. This preparer assumes no liability of any errors, inaccuracy, or omissions in this instrument resulting from the information provided. The parties hereto accept this DISCLAIMER by Grantor's execution and Grantee's acceptance hereof.

Certificate of Authenticity

I, Adrianna Light, do hereby make an oath that I am 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 03/16/2024.



Name: Adrianna Light
Title: Authorized Agent
Date: 03/27/2024

Sworn to and subscribed before me on 03/27/2024.
Notary Public: Rodrigo Rivas
My Commission Expires: 05/03/2027