Karen Johnson Davidson County
Batch# 1121628 DEEDQC
04/11/2024 09:40:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20240411-0025702

QUITCLAIM DEED

KELLY RAY
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
MY COMM. EXPIRES MAY 5, 2025

STATE OF Tennessee
COUNTY OF Davidson

THE ACTUAL CONSIDERATION FOR THIS TRANSFER IS $0.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 11 DAY OF March 2024.

Notary Public

MY COMMISSION EXPIRES: 05-05-2025
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Matthew Noggle, Attorney at Law, 4235 Hillsboro Pike, Suite 300, Nashville, TN 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NO.(S)
NasHendersonVille, LLC	Same as owner	094-16-0-028.00
(NAME) 2808 Marble Lane	(NAME)	
(ADDRESS) Superior, CO 80027	(ADDRESS)	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00) cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, **Christopher Ochs**, an unmarried man (the "**Grantor**"), by these presents does hereby quitclaim, transfer and convey to **NasHendersonVille, LLC**, a Colorado limited liability company (the "**Grantee**"), its successors and assigns, all his right, title, and interest in that certain property in Davidson County, Tennessee, described as follows (the "**Property**"), to-wit:

Land in Davidson County, Tennessee, being Lot No. 35 on the Plan of Spence Circle, Section Two, of record in Plat Book 1835, Page 46, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

Being the same property conveyed to Christopher Ochs, an unmarried man, from Galactic Infill LLC, a Tennessee limited liability company, by Warranty Deed dated December 2, 2022, of record as Instrument 20221205-0126836 , Register of Deeds Office for Davidson County, Tennessee.

This is improved property located at 1518 Marwood Lane, Nashville, TN 37210.

This conveyance is made subject to any and all property taxes, matters, restrictions, and/or easements of record. Grantor makes no representations or warranties whatsoever with respect to the title or condition of the Property.

This deed was prepared without the benefit of a title search and the description of the property was furnished by the parties. The preparer of this deed assumes no liability whatsoever either for the accuracy of the legal description or the status of title to the property.

IN WITNESS WHEREOF, the Grantor has executed this Quitclaim Deed effective as of the 11th day of March, 2024.

GRANTOR:

Christopher Ochs

STATE OF Colorado)

COUNTY OF Boulder)

Before me, the undersigned, a Notary Public in and for the State aforesaid, personally appeared Christopher Ochs, an unmarried man, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he executed the foregoing instrument for the purposes therein contained.

WITNESS my hand, at office, this 11th day of March, 2024.

Notary Public

My Commission Expires: February 15, 2027

JORDAN FLORENTZ
NOTARY PUBLIC
STATE OF COLORADO
NOTARY ID 20234006315
MY COMMISSION EXPIRES FEBRUARY 15, 2027

TRUE COPY CERTIFICATION

I, Tifphany Wilson, 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 August 10, 2023.

Signature
Date: August 10, 2023

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

On this 10th day of August, 2023 personally appeared before me, a notary public for the State aforesaid, Tifphany Wilson , personally known by me or proven on the basis of satisfactory evidence, who acknowledged that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary Public

My Commission Expires 05-05-2025

KELLY RAY
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
MY COMM. EXPIRES MAY 5, 2025