Karen Johnson Davidson County
Batch# 1123644 DEEDQC
04/16/2024 12:51:30 PM 2 pgs
Fees: $12.00 Taxes: $0.00
20240416-0027118

THIS INSTRUMENT PREPARED BY: ***Yvette L. Meldrum, Attorney at Law*** **Mid-State Title & Escrow, Inc.** *Royal Oaks Trade Center* *128 Holiday Court, Suite 125* *Franklin, TN 37067* *(615) 790-3156* **This Instrument is to be treated as a Quitclaim Deed under T.C.A. § 67-4-409(a)(1)(D), as amended.** 2024-0235	*STATE OF TENNESSEE]* *COUNTY OF WILLIAMSON]* *The actual consideration or value, whichever is greater, for this transfer is $-0-.* *Affiant* Sworn to and subscribed to before me this 16 day of April, 2024. *Notary Public* *My commission expires:* 01/23/28

Name and Address of New Owner:
SAMS Group, LLC
3028 Narrow Ford Ln.
Franklin, TN 37064-1447

Send Tax Bills To:
Owner

Street Address of Subject Property:
201 Acklen Park Drive Unit 30
Nashville, TN, 37203

Parcel ID:
104-02-0A-030.00-CO

JACKIE RUDOLPH
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, **Satish Maddukuri and Lakshmi Madhavi Reddy, husband and wife**, hereinafter called "**GRANTORS,**" hereby convey and quitclaim unto **SAMS Group, LLC, a Tennessee limited liability company,** hereinafter called "**GRANTEES,**" his/her/their heirs and assigns, all of his/her/their right, title and interest, if any, in and to a certain tract or parcel of land in **Davidson** County, Tennessee, described as follows:

Land in Davidson County, Tennessee, being Unit No. 30, on the Horizontal Property Regime for Plan of Acklen Park Condominiums, as recorded in the Master Deed of record in Plat Book 5200, page 503, Register's Office for Davidson County, Tennessee, to all of which reference is hereby made for a more complete description together with an undivided percentage interest in the common elements allocated to said unit as set forth in said Master Deed.

Being the same property conveyed to Satish Maddukuri and Lakshmi Madhavi Reddy, husband and wife, by Warranty Deed from Paul A. Ross, a married man, of record in Instrument No. 20240408-0024610. Register's Office for Davidson County, Tennessee, dated April 4th, 2024 and recorded on April 8th, 2024.

WITNESS my hand this 16 day of April, 2024.

Satish M
Satish Maddukuri

R.L.Madhavi
Lakshmi Madhavi Reddy

STATE OF TENNESSEE]
COUNTY OF WILLIAMSON]

Personally appeared before me, the undersigned, a Notary Public in and for said State and County, Satish Maddukuri and Lakshmi Madhavi Reddy, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who upon oath, acknowledged that they/he/she, the within named bargainor, executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and seal at office, this 16 day of April, 2024.

JACKIE RUDOLPH
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

NOTARY PUBLIC

My commission expires: 01/23/28

True Copy Certification

I, Yvette Meldrum, 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 April 16, 2024.

Affiant Signature

April 16, 2024

State of Tennessee
County of Williamson

Sworn to and subscribed before me this 16 day of April, 2024.

Notary's Signature

MY COMMISSION EXPIRES: 01/23/28

JACKIE RUDOLPH
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON