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. 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 and no/100 Dollars ($0.00). Melody Campbell Affiant Subscribed and sworn to before me, on this 20 day of May, 2024. Hillary D Smith 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)
GUERRIER DEVELOPMENT, LLC	SAME AS NEW OWNER	128 00 0 056.00
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, **SHAHID A. CHOUDHURY** and **SHAHANA A. CHOUDHURY**, husband and wife, "Grantor" do hereby convey, devise, grant and quitclaim unto **GUERRIER DEVELOPMENT, LLC**, 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 7650 Sawyer Brown Road, Nashville, Tennessee 37221-1205.

Karen Johnson Davidson County
Batch # 1137339 DEEDQC
05/20/2024 02:56:58 PM 3 pgs
Fees: $17.00 Taxes: $0.00

20240520-0037458

WITNESS our hands on this the 17 day of May, 2024.

Shahid A. Choudhury
SHAHID A. CHOUDHURY

Shahana A. Choudhury
SHAHANA A. CHOUDHURY

STATE OF TENNESSEE)
COUNTY OF Davidson)

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared **SHAHID A. CHOUDHURY and SHAHANA A. CHOUDHURY** with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and upon oath acknowledged they executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, on this 17 day of May, 2024.

Alexis Mallin
NOTARY PUBLIC

My Commission Expires: 12/21/2024

ALEXIS MALLIN
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF MONTGOMERY
My Comm. Expires 12/21/2024

Land in Davidson County, Tennessee, and being more particularly described as follows, to-wit:

Beginning at a point in the approximate centerline of Old Sawyer Brown Road, said point being the southwest corner of the Barry Zeitun Property of record in Book 8285, Page 570, Register's Office for Davidson County, and running thence with the Southerly boundary line of said property as follows: S 55 deg. 25 min. 48 sec. E passing over an iron pin at 9.56 min. and on in all 393.66 ft. to an iron pin, S. 38 deg. 57 min. 56 sec. E 561.00 ft. to an iron pin, S 27 deg. 48 min. 47 sec. W. 66.00 ft. to an existing iron pin by a walnut tree and S 42 deg. 41 min. 04 sec. E 578.78 ft. to an iron pin in the northerly boundary line of the Old Hickory Ltd. Property of record in Book 6585, page 546, Register's Office for Davidson County; thence with said line N 85 deg. 39 min. 21 sec. W 674.65 ft. to an existing iron pin at the southeast corner of The Charles L. Willoughby property of record in Book 3468, page 30, Register's Office for Davidson County; thence with the boundary of said property the following: N 5 deg. 31 min. 01 sec. E 133.13 ft. to an iron pipe, N 86 deg 49 min. 51 sec. W 228.08 ft. to an existing iron pin, N 46 deg. 13 min. 04 sec. W 44.70 ft to an existing iron pin and N 89 deg. 41 min. 57 sec. W 116.18 ft. to an existing iron pin in the east boundary line of the Floyd W. Lovvorn property of record in Book 2841, page 515, Register's Office for Davidson County, thence with the boundary of said property N 2 deg. 45 min. 25 sec. E 108.73 ft. to an existing iron pin and N 78 deg. 07 min. 38 sec. W 221.70 ft. to an iron pin in the easterly right-of-way margin of New Sawyer Brown Road, thence with said margin N 7 deg. 14 min. 56 sec. E 203.17 ft. to an iron pin at the southwest corner of the John E. Jennette property of record in Book 5973, page 441, Register's Office for Davidson County; thence with the boundary of said property the following: S 88 deg. 55 min. 11 sec. E 223.34 ft. to an existing iron pin and N 2 deg. 37 min. 08 sec. E 167.15 ft. to an existing iron pin at the southeast corner of the Lawrence L. Barnes property of record in Book 1915, page 338, Register's Office for Davidson County; thence with the boundary of said property the following: N 27 deg. 15 min. 42 sec. E 108.32 ft. to an existing iron pin and N 64 deg. 27 min. 22 sec. W 214.47 ft. passing over an iron pin at 188.82 ft. and on in all 214.47 ft. to a point in the approximate centerline of the Old Sawyer Brown Road; thence with said centerline the following: N 18 deg. 51 min. 56 sec. E 218.31 ft. to a point and N 27 deg. 43 min. 05 sec. E 87.97 ft. to the point of beginning, according to a survey by Bennett and Sons Surveyors, dated 4/28/87.

For informational purposes only: prior deed references subject property to contain 13.88 acres, more or less.

INCLUDED in the above description but expressly EXCLUDED from this conveyance is that parcel of land described in Instrument of record in Instrument No. 20160301-0019533, said Register's Office, to which instrument reference is hereby made for a more complete description.

For informational purposes only: Instrument No. 20160301-0019533 references subject property to contain 5.01 acres, more or less.

Being the same property conveyed to Shahid A. Choudhury and Shahana A. Choudhury, husband and wife, by Warranty Deed from John Robert Hill, unmarried, of record in Instrument Number 20160825-0089233, in the Register's Office of Davidson County, Tennessee, dated and recorded August 25, 2016.