Karen Johnson Davidson County
Batch# 1155357 DEEDQC
07/08/2024 11:41:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20240708-0050930

PREPARED BY:

Sophie L. Buntin, Esq.
HAZARD LAW, PLLC
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STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

Actual consideration for this transfer is -$0-.

Mark A. Raasch
AFFIANT

Subscribed and sworn to before me on this day, July 5, 2024.

Courtney M. Hall
Notary Public

My Commission Expires: _____

COURTNEY M. HALL NOTARY PUBLIC STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF WILLIAMSON COMM. EXPIRES 08/19/2027

New Owner Address:
MRTW Properties GP
7104 Lenox Village Drive
Nashville, TN 37211

Send Tax Bills To:
Same

Map-Parcel Number:
172 12 0D 209.00

QUITCLAIM DEED

Mark A. Raasch and Theresa M. Wiant, husband and wife (collectively, "Grantor"), for consideration of $10.00, hereby release, remise, and quitclaim to **MRTW Properties GP**, a Tennessee general partnership ("Grantee"), all right, title and interest of Grantor in and to that certain real property in Davidson County, Tennessee, described in Exhibit A.

Said property is conveyed subject to such limitations, restrictions and encumbrances as may affect the premises.

GRANTOR, BY EXECUTION OF THIS QUITCLAIM DEED, AND GRANTEE, BY ACCEPTANCE OF THIS QUITCLAIM DEED HEREBY ACKNOWLEDGE THAT NO TITLE INSURANCE IS BEING PROVIDED AND THAT THIS QUITCLAIM DEED DOES NOT INCLUDE ANY ADVICE FROM PREPARER REGARDING TITLE INSURANCE, SURVEYS, INSPECTIONS, ENCUMBRANCES, EASEMENTS, SHORT-TERM RENTAL PROPERTY PERMITTING AND OTHER USAGE PERMITTING, AND GREENBELT AND OTHER TAX QUALIFICATIONS.

<Signature page to follow.>

WITNESS my hand on this day, **July 5, 2024**.

Mark A. Raasch

Theresa M. Wiant

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

Personally appeared before me, a Notary Public in and for said County and State, the within named **Mark A. Raasch** and **Theresa M. Wiant**, with whom I am personally acquainted (or whose identity was proved to me on the basis of satisfactory evidence), and who acknowledged that such persons executed the foregoing instrument as such persons' free act and deed and for the purposes contained therein.

WITNESS my hand and official seal, at office, on this day, July 5, 2024.

Notary Public

My Commission Expires: _____

COURTNEY M. HALL
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON
MY COMM. EXPIRES 08/19/2027

EXHIBIT A

Land in Davidson County, Tennessee, being Unit No. 209 a/k/a Unit #E-23, as shown on Exhibit B-1 and B-2 of the Supplemental Declaration of Charter, Easements, Covenants and Restrictions for the Residential Neighborhood of Lenox Village, a Traditional Neighborhood Development, Annexing Additional Property to the Town Center Homes, a Horizontal Property Regime and Residential Neighborhood (Building E) of record in as Instrument No. 20050119-0006853, in the Register's Office for Davidson County, Tennessee. Also being a part of the same property shown as Lot 3 on the Plan of the Resubdivision of Lots 1 and 3, Section One, The Town Center Homes at Lenox Village, of record in Instrument No. 20050120-0007426, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Mark A. Raasch and Theresa M. Wiant, husband and wife, from Paige Cassady, an unmarried woman, by deed of record in Instrument No. 20180531-0051827, Register's Office for Davidson County, Tennessee.

The legal description above is the same as in the previous deed of record.

This property is commonly known as 7009 Lenox Village Drive, Unit 209, Nashville, TN 37211.

CERTIFICATE OF AUTHENTICITY

I, Eric J. Scott, Esq., do hereby make oath that I am a licensed attorney and 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 July 5, 2024.

Affiant Signature

7/5/24
Date

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

Sworn to and subscribed before me on this day, July 5, 2024.

Courtney M. Hall
Notary Public

My Commission Expires: _____

COURTNEY M. HALL
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON
MY COMM. EXPIRES 08/19/2027