Karen Johnson Davidson County
Batch# 1159944 DEEDQC
07/22/2024 07:08:30 AM 6 pgs
Fees: $32.00 Taxes: $0.00
20240722-0054363

PREPARED BY AND
RETURN TO:
616 Ewing Partners
2907 Tyne Blvd
Nashville, TN 37215

ADDRESS OF NEW OWNER(S):	SEND TAX BILLS TO:	MAP PARCEL NO.
616 Ewing Partners	2907 Tyne Blvd Nashville, TN 37215	09314041400

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00), and other good and valuable consideration not herein mentioned, the receipt and sufficiency of which are hereby acknowledged, WH STORAGE PARTNERS, LLC, a Tennessee limited liability company, and NG EWING, LLC, a Tennessee limited liability company, and their respective successors and assigns (collectively, "***Grantor***"), do hereby sell, quitclaim, and convey unto 616 EWING PARTNERS, a Tennessee general partnership ("***Grantee***"), and its successors and assigns, all of Grantor's right, title, and interest in that certain real property being more particularly described on **Exhibit A** attached hereto and incorporated herein by reference (collectively, the "***Property***").

This conveyance of Grantor's interest in the Property is made expressly subject to all limitations, restrictions, and encumbrances as may affect the Property.

(Signatures on following pages)

STATE OF Tennessee
COUNTY OF Davidson

I hereby swear or affirm that, to the best of my knowledge, information, and belief, the actual consideration for this transfer or value of the property transferred, whichever is greater, is $0.00 which amount is equal to or greater than the amount which the property would command at a fair and voluntary sale.

Affiant

Subscribed and sworn to before me this the 18th day of July, 2024.

My commission expires:

Notary Public



IN WITNESS WHEREOF, Grantor has caused its name to be signed on this 16th day of July, 2024.

GRANTOR:

WH STORAGE PARTNERS, LLC,
a Tennessee limited liability company

By: A.T-P
A. Taylor Preston, Managing Member

STATE OF TENNESSEE :

COUNTY OF DAVIDSON :

Before me, a Notary Public of the state and county mentioned, personally appeared A. Taylor Preston, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged such person to be the Managing Member of WH Storage Partners, LLC, a Tennessee limited liability company, the within named bargainor, and that such person as such Managing Member being authorized so to do, executed the foregoing instrument for the purposes therein contained, by personally signing the name of the limited liability company by such person as such.

WITNESS my hand and seal, at office in Davidson County, Tennessee, this 16th day of July 2024.

Notary Public

My Commission Expires: 8/31/27

IN WITNESS WHEREOF, Grantor has caused its name to be signed on this 16th day of July, 2024.

GRANTOR:

NG EWING, LLC,
a Tennessee limited liability company

By: A.T-Pt
A. Taylor Preston, Managing Member

STATE OF TENNESSEE :

COUNTY OF DAVIDSON :

Before me, a Notary Public of the state and county mentioned, personally appeared A. Taylor Preston, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged such person to be the Managing Member of NG Ewing, LLC, a Tennessee limited liability company, the within named bargainor, and that such person as such Managing Member being authorized so to do, executed the foregoing instrument for the purposes therein contained, by personally signing the name of the limited liability company by such person as such.

WITNESS my hand and seal, at office in Davidson County, Tennessee, this 16th day of July 2024.

Notary Public

My Commission Expires: 8/31/27

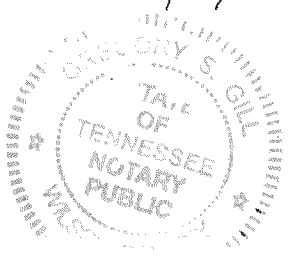


EXHIBIT A

LEGAL DESCRIPTION

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOTS 318 THROUGH 327 AS SHOWN ON THE MAP ENTITLED EWING AND WETMORE'S ADDITION TO SOUTH NASHVILLE OF RECORD IN PLAT BOOK 14, PAGES 202 AND 203, IN THE REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH REFERENCE IS MADE FOR A MORE COMPLETE AND ACCURATE LEGAL DESCRIPTION. SAID LOTS ADJOIN AND FRONT TOGETHER 300 FEET ON THE EASTERLY SIDE OF EWING AVENUE AND RUN BACK BETWEEN PARALLEL LINES 130 FEET TO AN ALLEY IN THE REAR.

BEING THE SAME PROPERTY CONVEYED TO WH STORAGE PARTNERS, LLC, A TENNESSEE LIMITED LIABILITY COMPANY, AS TO AN EIGHTEEN AND 70/100THS PERCENT (18.70%) UNDIVIDED INTEREST, AND NG EWING, LLC, A TENNESSEE LIMITED LIABILITY COMPANY, AS TO AN EIGHT-ONE AND 30/100THS PERCENT (81.30%) UNDIVIDED INTEREST, AS TENANTS-IN-COMMON, BY WARRANTY DEED FROM FLAVOR CATERING, LLC, A TENNESSEE LIMITED LIABILITY COMPANY, OF RECORD AS INSTRUMENT NO. 20220328-0035780 IN THE REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, DATED MARCH 24, 2022 AND RECORDED MARCH 28, 2022. BY SCRIVENER'S AFFIDAVIT OF RECORD AS INSTRUMENT NO. 20220506-0052600, SAID REGISTER'S OFFICE, THE OWNERSHIP PERCENTAGE OF NG EWING, LLC WAS CORRECTED TO CHANGE "EIGHT-ONE AND 30/100THS PERCENT" TO "EIGHTY-ONE AND 30/100THS PERCENT."

Tennessee Certification of Electronic Document

I, Bainbridge Dillion, 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 correct copy of the original document executed and authenticated according to law on 7/16/2024

Bainbridge Dillion
Affiant Signature

Date: 7/ 16 / 2024

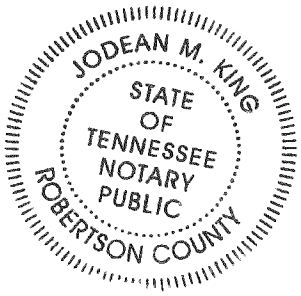
State of Tennessee

County of Davidson

Sworn to and subscribed before me this **16th** day of July, 2024.

Jodean M. King
Notary's Signature

Notary's Seal



My Commission Expires: 7/22/2025
Date: 7 / 16 / 2024