Karen Johnson Davidson County
Batch# 1161192 DEEDQC
07/24/2024 09:27:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20240724-0055776

This instrument was prepared without the benefit of a formal title search, abstract or survey and was prepared with the description of the property as furnished by the parties. The preparer of this instrument assumes no liability whatsoever either for the accuracy of the legal description or the status of the title to the property.	STATE OF TENNESSEE) COUNTY OF WILLIAMSON) The actual consideration for this transfer is NONE ($0.00) (Exempt pursuant to T.C.A. § 67-4-409(a)(4). _____, Affiant Sworn to and subscribed before me this ____ day of ____ 2024. _____ Comm Exp: _____ Notary Public

THOMAS K WHITE
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires 06-27-2027

This Instrument Prepared by: Parker T. Brown, Esq.
Fidelis Law PLLC • 1585 Mallory Lane • Suite 104 • Brentwood Tennessee 37027

NEW OWNER:	SEND TAX BILL TO:	MAP/PARCEL:
ANTMISC LLC, AN INDIVIDUAL PROTECTED SERIES OF ANTBOSWOOD LLC	SAME AS NEW OWNER	149-00-0-031.00
505 Lake Valley Court		
Franklin, Tennessee 37069		

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of -0- Dollars, and other good and valuable consideration, the receipt of which is hereby acknowledged, I, MARK HAMILTON (Grantor), do hereby quitclaim, transfer, release, and convey any and all of my right, title and interest in and to that certain real estate located in Davidson County, Tennessee, to ANTMISC LLC, AN INDIVIDUAL PROTECTED SERIES OF ANTBOSWOOD LLC, a Tennessee limited liability company (Grantee), being more particularly described as follows:

Land located in Davidson County, Tennessee, being all of Tract No. 4 on the map of Subdivision of the Joe Wesley Jamison and Wife's Farm, not of record, described according to a mortgage loan inspection made by John Kohl & Company, PC, 400, 7th Avenue South, Nashville, Tn 37203, License #100, dated May 11, 1995, as follows: Beginning in the center of Una Antioch Pike at the Northwest corner of the lot conveyed to Elwood Brogdon by deed of record in Book 4456, page 933, Register's Office for said County; running thence North with the center of said Road, 4° 27' East 100 feet to the line between Lots Nos. 4 and 3 of said Map; thence with the line between said lots, South 82° 50' East 357 feet; thence South 1° 55' West 70 feet to the Northeast corner of the property conveyed to Elwood Brogdon by said deed; thence with the northerly line of said Brogdon property, North 88° 5' West 361 feet to the center of Una Antioch Pike, the point of beginning.

Being the same property conveyed to MARK S. HAMILITON from BRIAN PILLAR, unmarried, by Warranty Deed of record in Instrument 20160524-0052033, Register's Office for Davidson County, Tennessee.

The legal description is taken from the prior deed of record.

Said property is conveyed subject to an Easement of record in Book 8075, Page 982, Register's Office for Davidson County, Tennessee, and such restrictions, encumbrances, and limitations as may affect the premises.

Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

The property is known as 2366 Una Antioch Pike, Antioch, Tennessee 37013.

IN WITNESS WHEREOF, the Grantor has caused this instrument to be executed on July 10, 2024.

MARK HAMILTON

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named MARK HAMILTON, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Brentwood, Tennessee, this July 10, 2024.

NOTARY PUBLIC

My Commission Expires: PARKER T. BROWN STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF WILLIAMSON MY COMM. EXPIRES 06-18-2025

TRUE COPY CERTIFICATION

I, PARKER T. BROWN, 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 July 12, 2024.

7/22/24

PARKER T. BROWN, Affiant

STATE OF TENNESSEE)

COUNTY OF WILLIAMSON)

Sworn to and subscribed before me this 22nd day of July, 2024.

Notary Public

My Commission Expires: _____

