This instrument was prepared by:
Daniel P. Letizia, Letizia & Letizia, Ltd.
Two TransAm Plaza Dr Ste 250
Oakbrook Terrace, Illinois 60181

Once recorded, return to:
Daniel P. Letizia, Letizia & Letizia, Ltd.
Two TransAm Plaza Dr Ste 250
Oakbrook Terrace, Illinois 60181

Karen Johnson Davidson County
Batch # 1173368 DEEDQC
08/23/2024 08:20:45 AM 4 pgs
Fees: $22.00 Taxes: $0.00
20240823-0064777

This Space for Recorder's Use Only.

Tennessee Quitclaim Deed

State of Tennessee, County of Davidson

KNOW ALL MEN BY THESE PRESENTS, that for and in consideration of the sum of Ten ---------- US Dollars ($ 10.00) in hand, paid to Daniel P. Letizia, as Successor Trustee under the Carol G. Parrillo Revocable Trust , Dated November 11, 1985 with an address of Two TransAm Plaza Dr Ste 250, Oakbrook Terrace, Illinois 60181 (the "Grantor" or "Grantors"), does/do hereby remise, release, and forever quit claim to Kevin J. Hincks, as Trustee of the Kevin J. Hincks Revocable Trust , Dated April 3, 2024 with an address of 7 Camelot Drive, Oak Brook, Illinois 60523 (the "Grantee" or Grantees") all the rights, title, interest, and claim in or to the following described real estate, situated in Davidson County, Tennessee, to wit:

A complete legal description of the real property being conveyed by this instrument is attached hereto on page 4 as EXHIBIT A.

Tax Parcel ID Number 093-11-0G-307.00-CO

The property identified herein ☐ is **-OR-** ☒ is not registered as the homestead of the Grantor(s).

Until amended, tax information shall be sent to:

Name: Kevin J. Hincks

Address: 7 Camelot Drive, Oak Brook, Illinois 60523

IN WITNESS WHEREOF, the Grantor(s) has/have duly executed this Quitclaim Deed as of the date hereinunder.

Grantor Signature: _____ Date: 8/14/2024

Printed Name: Daniel P. Letizia, as Successor Trustee under the Carol G. Parrillo Revocable Trust dated November 11, 1985

1st Witness Signature: _____ Date: 8/14/2024

Printed Name: Timothy J. Letizia

2nd Witness Signature: _____ Date: 8/14/2024

Printed Name: Ashley K. Clifton

Oath of Consideration

The actual consideration or true value, whichever is greater for this transfer is $0.00.

_____

Affiant, Daniel P. Letizia

State of Illinois
County of DuPage

Subscribed and Sworn to before me
this 14th day of August, 2024

_____

Notary Public

Commission Expires: October 17, 2027

OFFICIAL SEAL
DAVID D. LETIZIA
NOTARY PUBLIC, STATE OF ILLINOIS
MY COMMISSION EXPIRES OCTOBER 17, 2027

NOTARY ACKNOWLEDGMENT

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of Illinois)
County of DuPage)

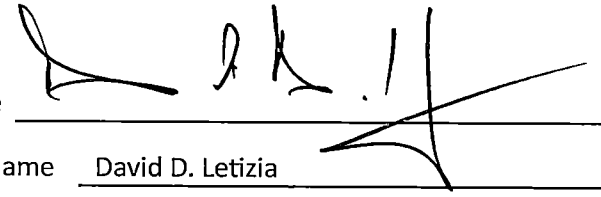
On August 14, 2024 before me, David D. Letizia ,

personally appeared Daniel P. Letizia, as Successor Trustee under the Carol G. Parrillo Revocable Trust dated November 11, 1985 ,

who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the state of Tennessee that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature 

Printed Name David D. Letizia

My Commission Expires October 17, 2027 (Seal)

OFFICIAL SEAL
DAVID D. LETIZIA
NOTARY PUBLIC, STATE OF ILLINOIS
MY COMMISSION EXPIRES OCTOBER 17, 2027

EXHIBIT A

Legal description of the real property being conveyed by this instrument.

Land in Davidson County, Tennessee, being Unit No. 307, as established by the Master Deed or Declaration of City Lights Condominiums ("Master Deed") of record as Instrument No. 20190408-0031675, as amended in amendment of record as Instrument No. 20190501-0040417, and further amended by amendment of record as Instrument No. 20190508-0043149, Register's Office for Davidson County, Tennessee, said Units being depicted on the Site Plan attached as Exhibit C to the aforementioned Master Deed, 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 and with special rights to use certain Common Elements, including two parking spaces numbered 307 as shown on Garage Level 3 as set forth in Exhibit C to said Master Deed, and Storage Unit 307 as shown on Condo Level 3 as set forth in Exhibit C to said Master Deed.

Being a portion of the same property conveyed to Rutledge Development, LLC, a Tennessee limited liability company by Special Warranty Deed from Steven A. King, as to a 50% undivided interest and Samuel Glen Christmas, as to a 50% undivided interest of record in Instrument No. 20150818-0082955, Register's Office for Davidson County, Tennessee, dated August 17, 2015 and recorded on August 18, 2015.

Being a portion of the same property conveyed to Rutledge Development, LLC, a Tennessee limited liability company by Quitclaim Deed from Rutledge Development, LLC, a Tennessee limited liability company of record in Instrument No. 20150901-0088890, Register's Office for Davidson County, Tennessee, dated September 01, 2015 and recorded on September 01, 2015.

Being the same property conveyed to Prr Patel Properties, LLC by Warranty deed from Rutledge Development, LLC, a Tennessee limited liability company of record in Instrument No. 20190710-0067351 Register's Office for Davidson County, Tennessee, dated July 03, 2019 and recorded on July 10, 2019.

Being the same property conveyed to Carol G. Parrillo, Trustee of the Carol G. Parrillo Revocable Trust dated November 11, 1985 by Warranty Deed from PRR Patel Properties, LLC of record in Instrument No. 20201012-0118394, Register's Office for Davidson County, Tennessee.

Permanent Real Estate Map & Parcel: 093-11-0G-307.00-CO
Address of Real Estate: 20 Rutledge Street, 307, Nashville, TN 37210