Karen Johnson Davidson County
Batch# 1173379 DEEDQC
08/23/2024 08:30:30 AM 4 pgs
Fees: $22.00 Taxes: $0.00
20240823-0064790

NAME AND ADDRESS OF NEW OWNER:
Legacy Ministry Services
2250 Chaney Road
Dubuque, Iowa 52001

SEND TAX NOTICES TO:
Owner

THIS INSTRUMENT PREPARED BY:
White & Polk, P.C.
Attorneys at Law
107 West College Street
Murfreesboro, Tennessee 37130

Map & Parcel: 119 03 0B 013.00

QUITCLAIM DEED

This instrument made and entered into on this the 21 day of August, 2024, by and between **Dill Property Holdings, LLC,** a Tennessee limited liability company, Party of the First Part, and **Legacy Ministry Services**, an Indiana nonprofit corporation, Party of the Second Part.

WITNESSETH:

That FOR AND IN CONSIDERATION of the sum of ONE DOLLAR ($1.00), cash in hand paid, receipt of which is hereby acknowledged, the Party of the First Part conveys and quitclaims unto the Party of the Second Part, all of its right, title and interest in and to a certain parcel of real estate situated and located in Davidson County, Tennessee, and being more particularly described as follows, to-wit:

> Land in Davidson County, Tennessee, being Unit No. 107, Building 293, on the Plan of Bradford Flats Condominiums, a Horizonal Property Regime with Private Elements of record in Exhibit "B" of the Declaration of Covenants, Conditions and Restrictions in Instrument No. 20220222-0019981, as amended in Instrument No. 20220606-0064634, as further amended and re-stated in Instrument No. 20220815-0092382 and corrected in Instrument No. 20220901-0098691, and further amended in Instrument No. 20230317-0019399, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.
>
> Being part of the property conveyed to Dill Property Holdings, LLC by deed from Eric M. Dill, appearing of record in Instrument No. 20220622-0071136, of the Register's Office of Davidson County, Tennessee.
>
> This conveyance is subject to Covenants, Conditions and Restrictions filed in Instrument No. 20220222-0019981, as amended in Instrument No. 20220606-0064634, as further amended and re-stated in Instrument No. 20220815-0092382 and corrected in Instrument No. 20220901-0098691, and further amended in

Instrument No. 20230317-0019399, all of record in said Register's Office; to a Master Deed for Plus Park Commercial Condominiums filed in Instrument No. 20180730-0074077, as supplemented and amended in Instrument No. 20210727-0100538, Instrument No. 20220816-0092707 and Instrument No. 20230127-0006481, all of record in said Register's Office; to Easement filed in Book 6004, page 571, and Book 8925, page 977, both of record in said Register's Office; to the minimum building setback lines, public utility and drainage easements, plat notes and all other matters shown on the plan of record in Book 4460, page 109, and Book 5200, page 482, both of record in said Register's Office; and to the zoning regulations of the appropriate governmental body.

This document was prepared without the benefit of a title examination. The preparer of this document makes no representations concerning the status of title nor does the preparer assume any liability for defects in title. The preparer has relied solely upon the representations and information provided by the parties hereto.

This is improved property having an address of 293 Plus Park Boulevard, Unit 107, Nashville, Tennessee 37217.

IN TESTIMONY WHEREOF, the Party of the First Part has hereunto set its signature, on the day and date first above written.

Dill Property Holdings, LLC

By: _____
Eric M. Dill, Sole Member

STATE OF TENNESSEE)
ss.
COUNTY OF RUTHERFORD)

On this the 21st day of August, 2024, before me personally appeared Eric M. Dill, to me known (or proved to me on the basis of satisfactory evidence) to be the Sole Member of Dill Property Holdings, LLC, the within named bargainor, a Tennessee limited liability company, and that he as such Sole Member executed the foregoing instrument (Quitclaim Deed) for the purposes therein contained, by signing the name of the limited liability company by himself as Sole Member.

WITNESS MY HAND and official seal at office in Murfreesboro, Tennessee, on this 21st day of August, 2024.

Mary M. Richardson
Notary Public

My Commission expires: 11/28/26

MARY M. RICHARDSON
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY

22254

AFFIDAVIT

I hereby swear or affirm that the actual consideration for this transfer is none.

Affiant

Sworn to and subscribed before me this the 21 day of August, 2024.

Notary Public

My Commission expires: Karla K. Lilley STATE OF TENNESSEE NOTARY PUBLIC MY COMMISSION EXPIRES 10-05-2027

22254

Tennessee Certification of Electronic Document

I, Karla Lutley, do hereby make oath that I am a licensed Attorney, and/or the Authorized 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 to law on Aug 21, 2024 (date of document).

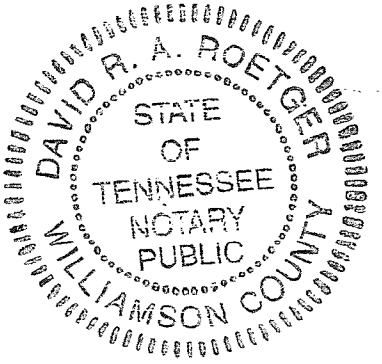
Affiant Signature

Aug 21, 2024
Date

State of TN

County of Williamson

Sworn to and subscribed before me this 21 day of Aug., 2024



Notary Public

COMMISSION EXPIRES: 6.21.25