Karen Johnson Davidson County
Batch# 1175156 DEEDQC
08/28/2024 03:34:30 PM 4 pgs
Fees: $22.00 Taxes: $0.00
20240828-0066299

Prepared by:
Kimbra Spann, Attorney
1616 Westgate Circle
Brentwood, TN 37027

NATHAN A. ABELT
TENNESSEE
NOTARY
PUBLIC
My Comm Exp.
NOVEMBER 6, 2024
COUNTY OF DAVIDSON

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration, or value, whichever is greater, for this transfer is $ 0 .

Affiant

Subscribed and sworn to before me this 20th day of August, 2024.

Notary Public
My commission expires: 11/6/24

Address of New Owner:	Send Tax Bills to:	Tax Information:
Standing Stones LLC 2R Girls Properties, LLC	Owner	060-00-0-022.00
5800 Lonetree Blvd., Ste 201		
Rocklin, CA 95765		

QUITCLAIM DEED

For consideration, the receipt and sufficiency whereof is hereby acknowledged, the undersigned, **CKMR2, LP, a California limited partnership, as to their 18.18% interest** hereinafter referred to as Grantor(s), by these presents, quitclaim and convey all of his/her/their right, title and interest unto **Standing Stones LLC, a Delaware limited liability company, as to an undivided 3.67% interest and 2R Girls Properties, LLC, a Delaware limited liability company, as to an undivided 14.51% interest** hereinafter referred to as the Grantee(s), in and to the following tract or parcel of land in Davidson County, Tennessee, to-wit:

Land in Davidson County, Tennessee, being Lot No. 1 on the Plan of the Final Subdivision Plat of Budig Realty Subdivision, of record in Plat Instrument No. 20020815-0098936, 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 the same property conveyed to 28Eight LP, a California Limited Partnership, 57.28% interest, CKMR2 LP, a California Limited Partnership18.18% interest, Ricky W. Massie and Debra L Massie, Trustees of the Massie Family Trust dated March 24, 2005, 21.60% interest, Jeremy Bangs and Amy L Bangs, Trustees of the Bangs Revocable Living Trust dated July 11, 2001, fully restated April 16, 2013, 1.47% interest and Christopher Tomaszewski and Kelly Massie Tomaszewski, Co-Trustees of the Tomaszewski Family Trust under Trust Agreement dated May 11, 2015, 1.47% interest, by Special Warranty Deed dated December 21, 2021, from

Charles W. Fawcett, III of record December 30, 2021, in Instrument No. 20211230-0171828, Register's Office for Davidson County, Tennessee.

This property is known as 101 Fernco Dr., Nashville, TN 37207.

Witness my/our hands this 20th day of August, 2024.

CKMR2, LP, a California limited partnership

Massie Management LLC, a California limited liability company

Ricky W. Massie, Manager

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 Rickey W. Massie, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he is a Manager of Massie Management LLC, the general partner of CKMR2, LP, a California limited partnership, the bargainor, and who acknowledged that he as such Manager is authorized by Massie Management LLC to execute this instrument on its behalf, and that Massie Management LLC, as general partner, is authorized by CKMR2, LP, a California limited partnership, to execute this instrument on its behalf.

Witness my hand and official seal at Brentwood, Tennessee, this 20th day of August, 2024.

KIMBRA SPANN
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

Notary Public at Large

My commission expires: 1/17/2027.

Ryan B. Massie, Manager

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 CALIFORNIA
COUNTY OF PLACER

On August 20, 2024 before me, Heather Johnson, a notary public in and for said county and state, personally appeared Ryan B. Massie, who proved to me on the basis of satisfactory evidence) to be the person whose name is subscribed to the within instrument, and who acknowledged that he is a Manager of Massie Management LLC, the general partner of CKMR2, LP, a California limited partnership, the bargainor, and who acknowledged that he as such Manager is authorized by Massie Management LLC to execute this instrument on its behalf, and that Massie Management LLC, as general partner, is authorized by CKMR2, LP, a California limited partnership, to execute this instrument on its behalf.

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

Witness my hand and official seal.

HEATHER JOHNSON
Notary Public - California
Placer County
Commission # 2426176
My Comm. Expires Nov 11, 2026

Notary Public

My commission expires: 11/11/26

THIS DEED HAS BEEN PREPARED FROM INFORMATION SUPPLIED BY THE PARTIES. NO INDEPENDENT TITLE EXAMINATION HAS BEEN MADE, AND NO AFFIRMATION REGARDING THE STATUS OF TITLE IS MADE.

Certificate of Authenticity

I, Kinkra Spann, 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 08/20/2024.

Date

Affiant Signature

08/28/2024

Date

State of Tennessee

County of Williamson

Sworn to and subscribed before me this 28th day of August, 20 24.

Notary's Signature

My Commission Expires: Feb 23, 25

Date

Notary's Seal (if on paper)

A. VOGLEMAN
STATE OF TENNESSEE NOTARY PUBLIC
MONTGOMERY COUNTY