THIS INSTRUMENT PREPARED BY
AND AFTER RECORDING RETURN TO:

Bell, McCann & McInteer, PLC
8110 Isabella Lane, Ste 200
Brentwood, TN 37027

Address New Owner(s) as follows:

MCH Property Management, LLC
P.O. 8238
Hermitage, TN 37076

Send Tax Bill to:
Owner

Map-Parcel Numbers:
063-08-0 086.00

State of Tennessee
County of Wilson

The Actual Consideration or Value, whichever is greater, for this transfer is $0.00

Affiant

Subscribed and sworn to before me, this the 30 day of August, 2024.

Notary Public

My Commission Expires:
5/31/26

Janet Sherre Geier
STATE OF TENNESSEE NOTARY PUBLIC
Wilson County

QUITCLAIM DEED

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS ($10.00) IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I, **MCH DEVELOPMENT, LLC** HEREINAFTER CALLED GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER, CONVEY AND QUITCLAIM UNTO **MCH PROPERTY MANAGEMENT, LLC,** HEREINAFTER CALLED GRANTEE(S), HIS HEIRS AND ASSIGNS, ALL OF THE GRANTOR'S INTEREST IN A CERTAIN PARCEL OF LAND, TOGETHER WITH ALL TENEMENTS, HEREDITAMENTS AND APPURTENANCES THERETO LOCATED IN **DAVIDSON COUNTY**, STATE OF **TENNESSEE**, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

See attached "Exhibit A".

Said property is conveyed also subject to such other limitations, restrictions, and encumbrances as may affect the premises.

IN WITNESS WHEREOF, the undersigned has executed this instrument this 30 day of August, 2024.

By: Jeffrey Scott Sherrod

Karen Johnson
Batch # 1176214
09/03/2024 10:12:09 AM
Fees: $12.00 Taxes: $0.00

Davidson County
DEEDQC
2 pgs

20240903-0067373

STATE OF TENNESSEE
COUNTY OF Wilson

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Jeffrey Scott Sherrod, with whom I am personally acquainted (or who proved to me on the basis of satisfactory evidence) and who upon his oath acknowledged himself to be the sole member of MCH Development, LLC, the within named Grantor, a Tennessee limited liability company, and that he as such member, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the limited liability company by the said Jeffrey Scott Sherrod as such member.

Witness hand and official seal at office at Hermitage Tennessee, on this the 30 day of August, 2024.

My Commission Expires:

Notary Public

Janet Sherre Geier
STATE OF TENNESSEE NOTARY PUBLIC
County of Wilson

Exhibit A

Tract 1:
Land in Davidson County, Tennessee, being Lots Nos. 10, 12, 14, and 16 of Block "A-2" in the subdivision of the Hulme Farm, known as Hadley's Bend City, of record in Book 421, Page 120, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property vested in Jeanette Reams, pursuant to the Last Will and Testament of Ozie B. Winters, files 03/10/2016, of record in Instrument No. 20161228-0136184. See Affidavit of Inheritance, dated 06/29/2016, of record in Instrument No. 20160701-0068013, Register's Office for said County.

Tract 2:
Land in Davidson County, Tennessee, being Lots Nos. 18 and 20 of Block "A-2" in the subdivision of the Hulme Farm, known as Hadley's Bend City, of record in Book 421, Page 120, Register's Office for said County, to which plan reference is hereby made for a more complete description. Said lots adjoin and front together 50 feet on the westerly side of Lafayette Street and run back between parallel lines 150 feet to an alley.

Tract 1 and Tract 2 being the same property conveyed to MCH Development LLC, A Tennessee Limited Liability Company, by Warranty Deed dated 5/31/23, from Jeanette Reams and David D. Reams, a married couple, of record in Instrument No. 20230602-0041763, said Register's Office.