Karen Johnson Davidson County
Batch# 1180923 DEEDQC
09/12/2024 12:32:30 PM 2 pgs
Fees: $12.00 Taxes: $0.00
20240912-0070446

This Instrument Prepared By/Return To:
Robert L. Scruggs, Attorney at Law
2021 Richard Jones Rd., Suite 220
Nashville, Tennessee 37215

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP & PARCEL:
James A. Mikolinski 1001 South Street Nashville, TN 37203	SAME	071-14-2K-004-00

QUITCLAIM DEED

I, **D&M Development, LLC, a North Dakota limited liability company,** does hereby quitclaim and by these presents does transfer and convey unto **James A. Mikolinski, Sr. and Elisa Mikolinski, husband and wife,** all of its right, title and interest in and to the following tract of land in Davidson County, Tennessee:

Land in Davidson County, Tennessee, being Units A & B on the Plan of Homes at 1201 Brick Church Pike, a Horizontal Property Regime with Private Elements, as shown on Exhibit "B" of the Declaration of Covenants, Conditions and Restrictions for Homes at 1201 Brick Church Pike, a Horizontal Property Regime with Private Elements (a Planned Unit Development), pursuant to Tennessee Code Annotated Section 66-27-103(b), et seq., as amended, of record in instrument No. 20220119-0007526, Register's Office of Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate legal description of said unit, and By-laws appended thereto as Exhibit "C," said Register's Office, are incorporated herein by reference and made a part hereof the same as thought copied herein, together with the undivided percentage interest in the Common Elements appurtenant to said unit as set forth in said Declaration.

Being a portion of the same property conveyed to D&M Development, LLC, a North Dakota Limited Liability Company by Warranty Deed from Temple Beyth-el, a Tennessee not for profit Corporation of record in Instrument No. 20201015-0119661, dated October 14, 2020 and recorded October 15, 2020 Register's Office for Davidson County, Tennessee.

Property known as: **1201 A & B Brick Church Pike, Nashville, TN 37207**

This instrument and the interest hereby released and quitclaimed are subject to such as taxes, limitations, restrictions and encumbrances as may affect the premises.

IN WITNESS WHEREOF, I have hereunto set my hand on this the 12 day of September 2024.

D&M Development, LLC

By: _____
James A. Mikolinski, Member

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned, a notary public in and for said County and State, personally appeared **James A. Mikolinski,** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be Member of D & M Development, LLC, (the "Company") the within named bargainor, a North Dakota limited liability company, and that as such Member, being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the Company by himself as Member.

Witness my hand, this the 12th day of September 2024.

Commission Expires: 9-8-25

MELODY M. JENKINS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires SEPT. 8, 2025

Notary Public

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer is $-0-.

Affiant

Subscribed and sworn to before me, this the 12th day of September 2024.

Commission Expires: 9-8-25

MELODY M. JENKINS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires SEPT. 8, 2025

Notary Public

Tennessee Certificate of Authenticity

I, Robert L. Scruggs, 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 this the 12th day of September, 2024.

Robert L. Scruggs, Affiant 9-12-2024
Date

State of Tennessee)
County of Davidson)

Sworn to and subscribed before me this the 12th day of September, 2024.

My Commission Expires: 9-8-2025

Notary's Signature

MELODY M. JENKINS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires SEPT. 8, 2025