Karen Johnson Davidson County
Batch# 1188445 DEEDQC
10/01/2024 02:54:30 PM 5 pgs
Fees: $32.00 Taxes: $0.00
20241001-0076125

THIS INSTRUMENT PREPARED BY:

Wick Phillips
3131 McKinney Avenue, Suite 500
Dallas, Texas 75204
Attention: Rachel Sam

ADDRESS NEW OWNER AS FOLLOWS: SEND TAX BILLS TO: MAP-PARCEL NOS.

NXRT Brentwood Owner, LLC
300 Crescent Court, Suite 700
Dallas, Texas 75201

NXRT Brentwood Owner, LLC
300 Crescent Court, Suite 700
Dallas, Texas 75201

Map:
Parcel:

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer is $0.00.

Affiant

Subscribed and sworn to before me
this 30th day of September,
2024.

Notary Public

My commission expires.

CASANDRA NICOLE HERNANDEZ
Notary ID #134404367
My Commission Expires
June 13, 2027

QUITCLAIM DEED

For and in consideration of One ($1.00) Dollar, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, **NXRT BRENTWOOD, LLC**, a Delaware limited liability company, by these presents do hereby quitclaim and convey unto **NXRT BRENTWOOD OWNER, LLC**, a Delaware limited liability company ("**Grantee**"), all of Grantor's interest in the real property located in Davidson County, Tennessee, legally described as:

See legal description set forth in Exhibit A attached hereto and incorporated by this reference (the "**Property**"),

together with all right, title and interest of Grantor in and to all improvements located on the Property; all easements, if any, benefiting the Property; and all rights, benefits, privileges and appurtenances pertaining to the Property.

SUBJECT TO current real property taxes and all unpaid non-delinquent general and special taxes, bonds and assessments and those matters of title (the "**Permitted Encumbrances**") filed of record.

SIGNATURE PAGE FOLLOWS

This instrument is executed on this the 1st day of October, 2024.

NXRT BRENTWOOD, LLC,
a Delaware limited liability company

By: _____
Name: Matt McGraner
Title: Authorized Signatory

STATE OF TEXAS

COUNTY OF DALLAS

On September 30, 2024 before me, Casandra Hernandez, a Notary Public in and for said State, personally appeared Matt McGraner, Authorized Signatory of NXRT Brentwood, LLC, a Delaware limited liability company, personally known to me (or proved to me on the basis of satisfactory evidence) to be the person whose name is subscribed to the within instrument and acknowledged to me that he executed the same in his authorized capacity, and that by his signature on the instrument the person or the entity upon behalf of which the person acted, executed the instrument.

WITNESS my hand and official seal.

Notary's Signature _____

My Commission Expires: _____

CASANDRA NICOLE HERNANDEZ
Notary ID #134404367
My Commission Expires
June 13, 2027

AFFIX SEAL

EXHIBIT A

Legal Description

The following parcels of land in Nashville, Davidson County, Tennessee, described as follows:

Parcel One:

Being Lot 1 on the Plan of THE ARBORS OF BRENTWOOD of record in Book 6250, Page 530, in the Register's Office of Davidson County, Tennessee, to which plat reference is made for a more detailed description.

Parcel Two:

Being Lot 2 on the Plan of PHASE II ARBORS OF BRENTWOOD of record in Book 6250, Page 880, Register's Office for Davidson County, Tennessee, to which plans reference is made for more particular descriptions.

Being the same property conveyed to NXRT Brentwood, LLC, a Delaware limited liability company, by Deed from Arbors of Brentwood LL, LLC, a Delaware limited liability company, of record in Instrument No. 201909110091949, in the Register's Office of Davidson County, Tennessee.

Tennessee Certification of Electronic Document

I, Russell Dickson, 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 October 1, 2024 (date of document).

Affiant Signature

October 1, 2024
Date

State of Texas

County of Dallas

Sworn to and subscribed before me this 1st day of October, 2024.

Notary's Signature

MY COMMISSION EXPIRES: 3-29-28

NOTARY'S SEAL

SHANNON NICOLE NETTLES
Notary Public, State of Texas
Comm. Expires 03-29-2028
Notary ID 128935973