THIS INSTRUMENT PREPARED BY:
HAGAN JENKINS LAW GROUP, PLLC
625 S. Church Street, Ste. A
Murfreesboro, TN 37130

Karen Johnson Davidson County
Batch# 1202205 DEEDQC
11/06/2024 08:31:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20241106-0086116

STATE OF TENNESSEE)
COUNTY OF RUTHERFORD) ss

The actual consideration for this transfer is $0.00.

Affiant

Subscribed and sworn to before me on this 5th day of November, 2024.

Notary Public

My Commission Expires: 2/21/2027

HIREN T. CHAMPANERIA
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF RUTHERFORD

QUITCLAIM DEED

ADDRESS OF NEW OWNER:
508 Investors, LLC
630 S. Church St Ste 300
Murfreesboro, TN 37130

SEND TAX BILLS TO:
Same

MAP PARCEL NO.
092-06-0-534.00

FOR AND IN CONSIDERATION of the sum of Ten and No/100 ($10.00) Dollars, and other good and valuable consideration, the receipt and sufficiency of all of which are hereby acknowledged, **720 Rocket Sunshine, LLC**, a Tennessee Limited Liability Company, (hereinafter "Grantor") does hereby assign, transfer, convey and quitclaim unto **508 Investors, LLC**, a Tennessee Limited Liability Company (hereinafter "Grantee") all rights, title, and interests in and to a certain tract or parcel of real estate in Rutherford County, Tennessee, more particularly described as:

Land in Davidson Count, Tennessee, being Lot No. 31 on the Plan of Roht's Subdivision of Lot No. 22 in Dr. Boyd McNairy's Addition to Nashville of record in Plat Book 57, Page 147, 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 720 Rocket Sunshine, LLC by Warranty Deed from Lorenzo Wright, married, of record in Instrument No. 20240509-0034222 Register's Office for Davidson County, Tennessee, dated May 1, 2024 and recorded May 9, 2024.

This is improved property known as 720 Lena Street, Nashville, TN 37208.

The foregoing conveyance is subject to all encumbrances, easements, restrictive covenants, conditions, reservations, leases, and other matters of public record as may affect the subject real property described hereinabove.

THE PREPARER OF THIS DEED MAKES NO REPRESENTATION AS TO THE DESCRIPTION OF OR STATUS OF TITLE TO THE PROPERTY DESCRIBED HEREIN. THIS DEED HAS BEEN PREPARED SOLELY FROM INFORMATION FURNISHED TO THE PREPARER, WHO MAKES NO REPRESENTATION WHATSOEVER OTHER THAN IT HAS BEEN ACCURATELY TRANSCRIBED FROM THE INFORMATION PROVIDED.

WITNESS my hand this the 5 day of ~~October,~~ November eab 2024.

Emily Jan Beecroft, Authorized Member
720 Rocket Sunshine, LLC

STATE OF TENNESSEE
COUNTY OF Rutherford

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, EMILY JAN BEECROFT, the authorized member in the within named Grantor, with whom I am personally acquainted (or who was identified to me on the basis of satisfactory evidence), and who acknowledged that she is authorized to execute the foregoing instrument and that he executed the foregoing instrument for the purposes therein contained in such capacity and with such authority.

WITNESS my hand and seal, at office, this 5 day of ~~October~~ November, 2024.

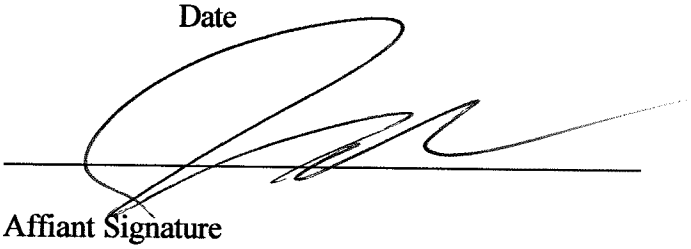
NOTARY PUBLIC
My Commission Expires: 5/18/25

LISA ST... OF TENNESSEE NOTARY PUBLIC RUTHERFORD COUNTY

Certificate of Authenticity

I, Joshua A. Jenkins, 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 November 5, 2024.

Date



Affiant Signature

11/5/24

Date

STATE OF TENNESSEE

COUNTY OF RUTHERFORD

Sworn to and subscribed before me this 5 day of November, 2024.

Shannon Gilbert

Notary's Signature

My Commission Expires: 8/21/27

Notary's Seal

