This Instrument Prepared By and Returned To:
Kevin D. Montgomery, Attorney at Law
4301 Hillsboro Road, Suite 300
Nashville, Tennessee 37215

Karen Johnson Davidson County
Batch# 1218910 DEEDQC
12/26/2024 09:28:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20241226-0099477

QUITCLAIM DEED

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP & PARCEL:
G & G Properties II, LLC 101 Creekside Crossing #1700195 Brentwood, Tennessee 37027	SAME	14707028100

URBAN PLACE PROPERTIES, LLC, A TENNESSEE LIMITED LIABILITY COMPANY, does hereby quitclaim and by these presents does transfer and convey all of its right, title and interest unto **G & G PROPERTIES II, LLC, A TENNESSEE LIMITED LIABILITY COMPANY,** in and to the following tract of land in Davidson County, Tennessee described as follows:

Land in Davidson County, Tennessee being Lot 1 on the Final Plat Consolidation Lots 21, 22, 23 T.C. Cooks Resubdivision, as of record in Instrument No. 20241025-0083023, Register's Office for said county.

Being the same property conveyed to Urban Place Properties, LLC by Warranty Deed of record in Instrument No. 20221031-0117238 and as corrected by Scrivener's Affidavit of record in Instrument No. 20240624-0046988, Register's Office for Davidson County, Tennessee.

Subject to all matters of record affecting the premises

This deed was prepared based on information provided by the parties and without the benefit of a title search.

IN WITNESS WHEREOF, I have hereunto set my hand on this the 23rd day of December, 2024.

DEVELOPER:

Urban Place Properties, LLC, a Tennessee limited liability company

BY: _____
Kevin D. Montgomery,
Authorized Agent

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned notary public of Davidson County, Tennessee, personally appeared Kevin D. Montgomery, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who, upon oath, acknowledged himself to be the Authorized Agent for Urban Place Properties, LLC the within named bargainor, a limited liability company and that he as Authorized Agent, executed the foregoing instrument for the purpose therein contained by personally signing the name of the limited liability company as Authorized Agent.

Witness my hand and seal this 23rd day of December, 2024.

DAWN MICHELLE CORBITT
STATE OF TENNESSEE
NOTARY PUBLIC
SUMNER COUNTY
My Commission Expires 4/23/2025

Notary Public

My Commission Expires: 4/23/2025

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer is $0.00.

Affiant

Subscribed and sworn to before me, this the 23rd day of December, 2024.

DAWN MICHELLE CORBITT
STATE OF TENNESSEE
NOTARY PUBLIC
SUMNER COUNTY
My Commission Expires 4/23/2025

Notary Public

December 23, 2024

Tennessee Certification of Electronic Document

I, Laura FRIEL (Signer's Name), do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law

Laura Friel
Signature

State of Tennessee
County of Davidson

Personally appeared before me, Joseph White (Notary's Name), a notary public for this county and state, Laura Friel (Signer's Name), who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary Signature

MY COMMISSION EXPIRES: 4/27/2025

NOTARY'S SEAL

JOSEPH WHITE
TENNESSEE
NOTARY
PUBLIC
My Comm Exp.
April 27, 2025
COUNTY OF WILLIAMSON