This instrument prepared by:
Midtown Title, LLC
1704 Charlotte Avenue, Suite 105
Nashville, TN 37203
File Number: 1-23897-DJ

Karen Johnson Davidson County
Batch# 1237765 DEEDQC
02/14/2025 12:21:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20250214-0011376

This instrument was prepared from information supplied by the parties. Midtown Title, LLC has not conducted a title examination, survey, or settlement, and shall not be responsible for any matter that could have been resolved by a title examination, survey, or settlement.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $0.00

Affiant

Subscribed and sworn to before me, this the 14 day of February 2025.

Notary Public
My Commission Expires: 3/20/2028

BRIA SAWYERS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires 3/20/2028

Address New Owner(s)	Send Tax Bills To:	Map-Parcel Number(s)
North Star Development LLC P.O Box 918 Goodlettsville, TN 37070	New Owner	082033A00100CO 082033A00200CO 082033A00300CO 082033A00400CO

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of One Dollar ($1.00), and other good and valuable consideration, receipt of which is hereby acknowledged, **PROLIFIC 615 LLC a Tennessee limited liability company** ("Grantor") does hereby quitclaim and convey unto **NORTH STAR DEVELOPMENT LLC, a Tennessee limited liability company** ("Grantee"), its successors and assigns, all of the Grantor's right, title and interest in and to a certain tract or parcel of land located in Davidson County, Tennessee and described as follows:

Land in Davidson County, Tennessee, being Units A, B, C & D in the Plan of Homes at 217 Cleveland Street, a Horizontal Property Regime with Private Elements of record in Exhibit B on the Declaration of Covenants, Conditions and Restrictions in Instrument 20230330 0022982, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete and accurate description of the properties.

Being the same property conveyed to Prolific 615, LLC, a Tennessee limited liability company, by deed from Jewel Steele, Executrix of the Estate of Lorraine Batey, recorded in Instrument No. 20210526-0071359, Register's Office for Davidson County, Tennessee.

This is ☒ improved or ☐ unimproved property located at: **217, 219, 221 & 223 Cleveland Street, Nashville, TN 37207**

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

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

IN WITNESS WHEREOF, Grantor has executed this instrument on this 14th day of February 2025

GRANTOR:

PROLIFIC 615 LLC, a Tennessee limited liability company

Brandon D. Williams, Sole Member

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared Brandon D. Williams, Sole Member of Prolific 615 LLC, the within named bargainor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he as such Sole Member executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and seal at office this 14th day of February 2025.

Notary Public
My Commission expires: 3/20/2029

BRIA SAWYERS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 3/20/2029

- The text of a certification of an electronic document must be in the following form.

I, Kirsten Virden 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 electric document is a true and exact copy of the original document executed and authenticated according to law on 2/14/25 (date of document).

Kirsten Virden

Affiant Signature

Date: 2/14/25

State of Tennessee

County of Davidson

Sworn to and subscribed before me this 14 day of February, 2025.

Bria Sawyers

Notary Signature

MY COMMISSION EXPIRES: 3/20/2028

Notary's Seal (if on paper)

