Karen Johnson Davidson County
Batch# 1276018 DEEDQC
05/21/2025 10:35:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20250521-0039973

THIS INSTRUMENT PREPARED BY:
HALE TITLE AND ESCROW, LLC
3020 Stansberry Lane, Suite 100
Franklin, Tennessee 37069

QUITCLAIM DEED

This instrument prepared upon information furnished by the parties without the benefit of a full and complete title examination, and without advice as to tax consequences. Hale Title and Escrow, LLC and Kathleen Hale McClellan, Esq. shall not be responsible for any matter that could have been resolved by a full and complete title examination and/or tax related counsel.

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP/PARCEL:
706 Inspiration Blvd LLC **706 Inspiration Boulevard** **Madison, TN 37115**	**3091 Conar Street** **Franklin, TN 37064**	**051-14-0B-004.00.CO**

FOR AND IN CONSIDERATION of the sum of Ten and NO/100 ($10.00) Dollars, cash in hand paid by the hereinafter named Grantee and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, **Jordan Drumel, a married man**, (hereinafter called the **"Grantor")**, hereby quitclaim and convey all of **his** right, title and interest in and to that certain tract or parcel of land in **Davidson** County, Tennessee described as follows, unto **706 Inspiration Blvd LLC, a Tennessee Limited Liability Company**, (hereinafter called the **"Grantee")**, its successors and assigns, as the case may be, to-wit:

LAND in Davidson County, Tennessee, being Unit No. 706, on the Plan of The Brownstones at Creative Way, as shown on Exhibit "B" to the Declaration of Covenants, Conditions and Restrictions of The Brownstones at Creative Way, a Horizontal Property Regime with Private Elements of record in Instrument No. 20191126-0122335, Register's office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description thereof.

BEING a portion of the same property conveyed to Samaroo Development Group, LLC, a Tennessee limited liability company, by Warranty Deed from Autumn Lane Partners, GP, a Tennessee general partnership, dated June 22, 2018, recorded on July 2, 2018, of record in Instrument No. 20180702-0064065, Register's office for Davidson County, Tennessee; and also being the same property conveyed to Samaroo Development Group, LLC, a Tennessee limited liability company, by Warranty Deed from the State of Tennessee, dated September 11, 2019, recorded on September 17, 2019, of record in Instrument No. 20190917-0093957, Register's office for Davidson County, Tennessee. For further reference, see Quitclaim Deed in Instrument No. 20190510-0044291, said Register's office, the purpose of which was to combine parcels into one tax parcel with one tax parcel identification number.

BEING the same property conveyed to Jordan Drumel, a married man, by Warranty Deed from Samaroo Development Group, LLC, a Tennessee limited liability company,

dated September 1, 2025 and recorded on September 2, 2025, of record in Instrument No. 20220902-0098979, Register's office for Davidson County, Tennessee.

This property is known as **706 Inspiration Boulevard, Madison, TN 37115**.

The subject property has never been the residence of the Grantor's spouse.

WITNESS, the hand of the undersigned this 20 **day of May, 2025.**

Jordan Drumel

STATE OF TENNESSEE
COUNTY OF **WILLIAMSON**

Personally appeared before me, the undersigned authority, a Notary Public for said County and State, **Jordan Drumel,** the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 20 **day of May, 2025.**

My commission expires:_____

Notary Public

STATE OF TENNESSEE
COUNTY OF **WILLIAMSON**

The actual consideration for this transfer is Ten and NO/100 ($10.00) DOLLARS.

Affiant

Sworn to and subscribed before me, this 20 **day of May, 2025.**

My commission expires:_____

Notary Public

Certificate of Authenticity

I, Kathleen Hale McClellan, 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 May 20, 2025.
Date

Affiant Signature

5/20/25
Date

State of Tennessee
County of Williamson

Sworn to and subscribed before me this 20 day of May, 2025.

Notary's Signature

My Commission Expires: 5/20/25
Date

Notary's Seal

