THIS INSTRUMENT PREPARED BY: ***Yvette L. Meldrum, Attorney at Law*** **Mid-State Title & Escrow, Inc.** *Royal Oaks Trade Center* *128 Holiday Court, Suite 125* *Franklin, TN 37067* *(615) 790-3156* This instrument prepared upon information furnished by the parties without counsel or advice as to legal consequences or tax-related matters. No title examination or settlement has been performed and Mid-State Title and Escrow, Inc. shall not be responsible for any matter that could have been resolved by a title examination, settlement or legal and/or tax-related counsel. **This Instrument is to be treated as a Quitclaim Deed under T.C.A. § 67-4-409(a)(1)(D), as amended.** 2025-0311	*STATE OF TENNESSEE]* *COUNTY OF WILLIAMSON]* *The actual consideration or value, whichever is greater, for this transfer is $-0-.* *Affiant* Sworn to and subscribed to before me this 25th day of July 2025. *Notary Public* *My commission expires:* 11-14-25 CAROLYN CURDO STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

Name and Address of New Owner:
Richard Innes
1411 Plantation Drive
Brentwood, TN 37027

Karen Johnson Davidson County
Batch# 1305677 DEEDQC
08/04/2025 09:22:30 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20250804-0061376

Send Tax Bills To:
CMG Mortgage Inc.
3160 Crow Canyon Road, Suite 400
San Ramon, CA 94583

Street Address of Subject Property:	**Parcel ID:**
2656 Lakevilla Dr. Unit 3 Nashville, TN, 37217	149-03-0K-003.00-CO

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, **BRDP, LLC, a Tennessee Limited Liability**, hereinafter called "**GRANTOR,**" hereby conveys and quitclaims unto **Richard Innes, a married man,** hereinafter called "**GRANTEES,**" his/her/their heirs and assigns, all of his/her/their right, title and interest, if any, in and to a certain tract or parcel of land in **Davidson** County, Tennessee, described as follows:

Located in Davidson County, Tennessee, and being Unit No. 3 of Townview Lofts, A Horizontal Property Regime With Private Elements, created under Title 66, Chapter 27, Section 101, Tennessee Code Annotated, and as established by that certain Declaration of Covenants, Conditions and Restrictions for Townview Lofts, A horizontal property regime with Private elements, of record in Instrument No. 20200828-0097970, in the Register's Office for Davidson County, Tennessee. Reference is further made to the plat of said horizontal property regime set forth in Exhibit "B" of said for the identification and location of the units described herein

Being the same property conveyed to Richard P. Innes by Warranty Deed from J Development MT, LLC. of record in Instrument No. 20220913-0102130 Register's Office for Davidson County, Tennessee, dated September 9, 2022 and recorded on September 13, 2022.
Being a portion of the same property conveyed to BRDP, LLC, a Tennessee Limited Liability Company by Quitclaim Deed from Richard P. Innes and also known as Richard Philip Innes of record in Instrument No. 20240917-0071983 Register's Office for Davidson County, Tennessee, dated September 13, 2024 and recorded on September 17, 2024.

WITNESS my hand this 25th day of July, 2025.

Grantor – BRDP, LLC, a Tennessee Limited Liability Company

By: _____
Richard P. Innes, Sole Member

STATE OF TENNESSEE]
COUNTY OF WILLIAMSON]

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **Richard P. Innes, Sole Member of BRDP, LLC**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), who made oath that the statements contained in the foregoing instrument are true of his/her own knowledge, and who, upon oath, acknowledged himself/herself to be the Authorized Agent of the maker, and that s/he, acting in such capacity, and authorized so to do, executed the foregoing instrument in behalf of the maker, for the purposes therein contained.

WITNESS my hand and seal at office, this 25th day of July, 2025.

_____
NOTARY PUBLIC

YVETTE LYN MELDRUM NOTARY PUBLIC STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

My commission expires: 8-12-2028

True Copy Certification

I, Yvette Meldrum, 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 July 25, 2025.

Affiant Signature _____

July 25, 2025

State of Tennessee
County of Williamson

Sworn to and subscribed before me this 25th day of July 2025.

_____
Notary's Signature

MY COMMISSION EXPIRES: 11-14-2028

CAROLYN CURDO STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY