(1)

BOX 10-A

This Instrument Prepared By and Returned To:
D. Dylan Potter, Attorney
4301 Hillsboro Road, Suite 300
Nashville, Tennessee 37215

Karen Johnson Davidson County
Batch # 1329745 DEEDQC
10/02/2025 03 41 07 PM 2 pgs
Fees $12 00 Taxes $0 00
20251002-0078754

QUITCLAIM DEED

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP & PARCEL:
Vero Development, LLC 4605 Churchwood Drive Nashville, TN 37220	New Owner	144 13 0 018.00

KNOW ALL MEN BY THESE PRESENTS that for the sum of Ten and No/100 ($10.00) Dollars, cash in hand paid I, **Hunter Batson,** do hereby quitclaim and by these presents do transfer and convey all of my right, title and interest unto **VERO DEVELOPMENT, LLC, A TENNESSEE LIMITED LIABILITY COMPANY** his heirs and assigns to the following tract of land in Davidson County, Tennessee described as follows:

Land in Davidson County, Tennessee, being Lot No. 19 on the Plan of CHICKERING ESTATES, SECTION I, of record in Plat Book 2663, Page(s) 86 and 87, 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 Hunter Batson, by Warranty Deed from Eric Eyken-Sluyters and Amy Nickin, husband and wife of record in Instrument No. 20250103-0000750 in the Register's Office of Davidson County, Tennessee, dated on December 31, 2024 and recorded on January 03, 2025.

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

This property was never the marital residence of the Grantor herein named.

This is unimproved property is known as 4338 Chickering Lane, Nashville, TN 37215

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Witness my hand this 30th day of September, 2025

HUNTER BATSON

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Hunter Batson, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained

Witness my hand and official seal this 30th day of September, 2025.

NOTARY PUBLIC

Commission Expires:

JOSEPH WHITE
TENNESSEE
NOTARY
PUBLIC
My Comm Expires
May 28, 2029
COUNTY OF WILLIAMSON

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer is $0.00

AFFIANT

Subscribed and sworn to before me, this the 30th day of September, 2025

NOTARY PUBLIC

Commission Expires:

JOSEPH WHITE
TENNESSEE
NOTARY
PUBLIC
My Comm Expires
May 28, 2029
COUNTY OF WILLIAMSON