QUITCLAIM DEED

Karen Johnson Davidson County
Batch# 1332378 DEEDQC
10/09/2025 01:54:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20251009-0080873

STATE OF TENNESSEE
COUNTY OF WARREN
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $0.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS 9th day of October, 2025.

Notary Public

COMMISSION EXPIRES: 10-26-27
(AFFIX SEAL)

JULIANNE C. MCDANIEL NOTARY PUBLIC STATE OF TENNESSEE DEKALB COUNTY

THIS INSTRUMENT WAS PREPARED BY:
DeKalb Title, LLC, 210 East Public Square, Smithville, TN 37166

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILL TO:	MAP-PARCEL NO(S).:
John Swift	John Swift	092-03-0A-003.00
(Name) 1824A Hermosa St, Nashville, TN 37208	1824A Hermosa St, Nashville, TN 37208	
(Address)		

FOR GOOD AND VALUABLE CONSIDERATION, the receipt and sufficiency of which are hereby expressly acknowledged, the undersigned, **Province Builders, LLC, a Tennessee limited liability company**, hereinafter referred to as Grantor(s), hereby quitclaim to **John Swift**, his heirs and assigns forever, all of his/her/their right, title and interest which said Grantor has in the following described real estate, situated in Davidson County, State of Tennessee, to wit:

A certain tract or parcel of Land in Davidson County, in the State of Tennessee, described as follows:

Unit 1824A, of Dominion Town Homes, a horizontal property regime pursuant to the Tennessee Horizontal Property Act, as shown on Exhibit "B" to the Declaration of Covenants, Conditions and Restrictions, establishing a Planned Unit Development with private elements of record in Document No. 20050819-0099048, Register's Office for said County, to which source reference is hereby made for a more complete details of description, together with the undivided interest in the common elements declared and described in the Declaration to be appurtenant to such unit.

Being the same property conveyed to Province Builders LLC, By Special Warranty Deed from Aurora Loan Services, LLC dated February 09, 2009 recorded March 26, 2009, of record as Instrument No. 20090326-0027155 Register's Office for Davidson County, Tennessee.

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

IN WITNESS WHEREOF, the said Province Builders, LLC, a Tennessee limited liability company has hereunto set their signature, on this, the 9-29-25.

Province Builders, LLC, a Tennessee limited liability company

_____

Johnny Michael Swift, Member

STATE OF TENNESSEE
COUNTY OF DEKALB

Before me, Tara Crook of the state and county mentioned, personally appeared Johnny Michael Swift, Member of Province Builders, LLC, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged such person to be Member of Province Builders, LLC, the within named bargainor, a Limited Liability Company, and that such Johnny Michael Swift, Member of Province Builders, LLC as such Member, executed the foregoing instrument for the purpose therein contained, by personally signing the name of the Limited Liability Company as Member.

Witness my hand and seal this 29 day of ~~October~~ September, 2025.

TARA CROOK
STATE OF TENNESSEE
NOTARY PUBLIC
DEKALB COUNTY

_____

Notary Signature
My commission expires: 4/29/26

Certificate of Authenticity

I, Tara Crook, 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 September 29, 2025.

Tara Crook
Affiant Signature

October 9, 2025
Date

State of Tennessee
County of DeKalb

Sworn to and subscribed before me this 9th day of October, 2025.

Julianna C. Gassaway
Notary's Signature

My Commission Expires: 10-26-27

Notary's Seal:

