Karen Johnson Davidson County
Batch# 1348015 DEEDQC
11/19/2025 02:22:30 PM 3 pgs
Fees: $18.00 Taxes: $1.30
20251119-0092317

STATE OF TENNESSEE
COUNTY OF Sumner

The actual consideration or value, whichever is greater, for this transfer is $350.00.

Affiant

Subscribed and sworn to before me, this 19 day of November, 2025.

Notary Public

My commission expires: 8/1/28

LINDSEY BOSWELL
STATE OF TENNESSEE
NOTARY PUBLIC
SUMNER COUNTY

THIS INSTRUMENT WAS PREPARED BY INFORMATION FURNISHED BY THE PARTIES. THE PREPARER MAKES NO CLAIM OR WARRANTIES AS TO THE STATUS OF THE TITLE.

THIS INSTRUMENT WAS PREPARED BY:
SIGNATURE TITLE SERVICES, LLC
1517 HUNT CLUB BLVD., SUITE 200
GALLATIN, TN 37066

QUITCLAIM DEED

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers
Clearwater Properties, LLC	**NEW OWNER**	**08111027100**
2550 Meridian Blvd., Suite 350		
Franklin, TN 37067		

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) cash in hand paid by the herein GRANTEE, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged **Metropolitan Government of Nashville and Davidson County, Tennessee,** "GRANTOR", by these presents, does hereby quitclaim and convey unto **Clearwater Properties, LLC,** herein called "GRANTEE", his/her/their successors, heirs and assigns all of their rights, title and interests in and to a certain tract or parcel of land in **Davidson County, Tennessee,** to-wit:

Land in Davidson County, Tennessee, being generally described as a rectangular parcel containing 0.01 +/- acres, and bounded on the North by Young, Pagaya Smartresi F1 Fund Property Owner IV, LLC, M.S. Asset Management, LLC, Robinson & Odom, Buford, and Westmoreland, on the East by Alley 542, on the South by Clearwater Properties, LLC and on the West by 17th Ave. N.

Being the same property conveyed to the Metropolitan Government of Nashville and Davidson County, Tennessee, by Final Decree Confirming Sale entered December 16, 1974, of record in Book 5413, page 586, Register's Office for Davidson County, Tennessee.

THIS INSTRUMENT WAS PREPARED BY INFORMATION FURNISHED BY THE PARTIES. THE PREPARER MAKES NO CLAIM OR WARRANTIES AS TO THE STATUS OF THE TITLE.

This is unimproved property commonly known as 0 17th Ave. N, Nashville, TN 37208.

WITNESS my/our hands this 28TH day of October, 2025.

Metropolitan Government of Nashville and Davidson County, Tennessee
By: Abraham Wescott
Its: Director of Public Property

FELECIA TEASLEY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES JANUARY 11, 2026

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Abraham Wescott,** with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that she executed the within instrument for the purposes therein contained, and who further acknowledged that he is Director of Public Property for the Metropolitan Government of Nashville and Davidson County, Tennessee, and is authorized by the Metropolitan Government of Nashville and Davidson County, Tennessee to execute the within instrument on its behalf.

Witness my hand and seal at office on this, the 28TH day of October, 2025.

My commission expires: 1-11-2026

NOTARY PUBLIC

Tennessee Certification of Electronic Document

I, Jennifer Russell, 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 10/28/25 (date of document).

Jennifer Russell
Affiant Signature

11/19/25
Date

State of Tennessee

County of Sumner

Sworn to and subscribed before me this 19th day of November, 2025.

Notary's Signature

MY COMMISSION EXPIRES: 10/24/2028

NOTARY'S SEAL

