This instrument prepared by:
Alvin L Harris
3923 Skyline Drive
Nashville, Tennessee 37215

Karen Johnson Davidson County
Batch# 1351672 DEEDQC
12/01/2025 08:26:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20251201-0094758

QUITCLAIM DEED

Address New Owner(s)	Send Tax Bills To:	Map/Parcel Nos.
		Map 087, Parcel(s) 08700020200
Overlook at Aarons Cress Homeowners Association, Inc. c/o Metropolitan Properties, 4521 Trousdale Drive Nashville, TN 37204	Same	(Phase 3 Common Area)

FOR AND IN CONSIDERATION of One Dollar ($1.00) cash in hand paid and other good and valuable consideration, Beazer Homes, LLC, a Delaware limited liability company, (hereinafter referred to as "Grantor"), does hereby quitclaim, transfer and convey unto Overlook at Aarons Cress Homeowners Association, Inc., a Tennessee non-profit corporation (hereinafter referred to as "Grantee"), and to the said Grantee's heirs, successors, and assigns, all of Grantor's right, title and interest in certain real estate in the County of Davidson, State of Tennessee, and more particularly described as follows:

Being all common area, open space and similarly designated property depicted on the Final Plat of Overlook at Aarons Cress Phase 3 recorded as Instrument Number 20251118-0091877 with the Register's Office for Davidson County, Tennessee, and depicted as Common Elements on Exhibit A-2 to the Supplementary Declaration to Declaration of Restrictive Covenants for Overlook at Aarons Cress recorded as Instrument Number 20251126-0094323 with the Register's Office for Davidson County, Tennessee.

Being a part of the same property conveyed to Beazer Homes Corp. by deed(s) recorded as Instrument Number 20220413-0042550 with the Register's Office for Davidson County, Tennessee.

BEAZER HOMES, LLC

By: _____
William Gayle, Nashville Division Director of Land Development

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

Personally appeared before me, the undersigned, a Notary Public, William Gayle, with whom I am personally acquainted, and who acknowledged that he executed the foregoing instrument for the purposes therein contained and who further acknowledged that he is Nashville Division Director of Land Development for Beazer Homes, LLC, a Delaware limited liability company, successor by conversion to Beazer Homes Corp., a Tennessee corporation, and is authorized to execute this instrument on behalf of Beazer Homes LLC as its Nashville Division Director of Land Development.

Witness my hand, at office this 21st, day of November, 2025.

Melissa Miller
Notary Public
My commission expires: 1/22/29

MELISSA MILLER
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
MY COMMISSION EXPIRES 1-22-2029

AFFIDAVIT OF CONSIDERATION

The actual consideration for this transfer of property is One Dollar ($1.00) and no other monetary consideration.

_____
Director, Overlook at Aarons Cress Homeowners Association, Inc.

STATE OF TENNESSEE)
COUNTY OF Williamson)

Personally before me, the undersigned, a Notary Public, appeared William Gayle with whom I am personally acquainted, and who acknowledged that he/she executed the foregoing instrument for the purposes therein contained and who further acknowledged that he/she is a member of the Board of Directors of Overlook at Aarons Cress Homeowners Association, Inc., a Tennessee nonprofit corporation, and is authorized to execute this instrument on behalf of Overlook at Aarons Cress Homeowners Association, Inc. as its director.

WITNESS my hand, at office this 21st day of November, 2025.

Melissa Miller
Notary Public
My Commission Expires: 1/22/29

MELISSA MILLER
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
MY COMMISSION EXPIRES 1-22-2029

Certificate of Authenticity

I, Kathryn Harris, 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 11-25-25.

Date

Affiant Signature

11-25-25
Date

State of TENNESSEE
County of DAVIDSON

Sworn to and subscribed before me this 25 day of NOVEMBER, 2025.

Notary's Signature

My Commission Expires: ~~My Commission Expires May 3, 2027~~
Date

Notary's Seal (if on paper)

