Karen Johnson Davidson County
Batch# 1376565 DEEDQC
02/05/2026 10:00:30 AM 6 pgs
Fees: $32.00 Taxes: $0.00
20260205-0008246

NAME AND ADDRESS OF NEW OWNER:
Hold 2023-3, LLC
406 Galleria Drive, Suite F
Oxford, MS 38655

SEND TAX NOTICES TO:
Hold 2023-3, LLC
406 Galleria Drive, Suite F
Oxford, MS 38655

THIS INSTRUMENT PREPARED BY AND AFTER RECORDING RETURN TO:
Mitchell McNutt
P.O. Box 947
Oxford, MS 38655
(662) 234-4845

Map & Parcel No. 018-16-0-07500

QUITCLAIM DEED

WHEREAS, by instrument found among the land records of the Office of the Register of Deeds of Davidson County, Tennessee as Instrument Number 20250122-0004862 dated December 26, 2024, recorded on January 22, 2025, reference to which is hereby made (the "Original Deed"), Hold 2023-3, LLC, a Mississippi limited liability company, intended to convey only part of the real property conveyed in the Original Deed lying situate in Davidson County, Tennessee; and

WHEREAS, error being recognized by the parties, Agree Limited Partnership, a Delaware limited partnership, wishes to correct the error by conveying back to Hold 2023-3, LLC, the land not intended to be conveyed, which is attached as Exhibit "A" hereto, among the land records of the Office of the Register of Deeds of Davidson County, Tennessee.

NOW, THEREFORE, BE IT REMEMBERED, that for and in consideration of the premises, and in further consideration of the same consideration recited in the Original Deed, and no additional consideration, AGREE LIMITED PARTNERSHIP, a Delaware limited partnership, does hereby grant, bargain, sell, convey and quitclaim unto HOLD 2023-3, LLC a Mississippi limited liability company the property described on Exhibit "A" hereto.

WITNESS THE EXECUTION of this instrument on this, the 27th day of January, 2026.

AGREE LIMITED PARTNERSHIP,
a Delaware limited partnership

BY: Danielle Spehar
Name: Danielle Spehar
Its: Authorized Representative

STATE OF MICHIGAN
COUNTY OF OAKLAND

THIS DAY PERSONALLY APPEARED BEFORE ME, the undersigned authority in and for the jurisdiction aforesaid, the within named **Danielle Spehar on behalf of AGREE LIMITED PARTNERSHIP, a Delaware limited partnership,** who acknowledged that in such capacity she signed and delivered the above and foregoing Quitclaim Deed on the day and year therein mentioned.

GIVEN UNDER MY HAND AND OFFICIAL SEAL on this, the 27th day of January, 2026.

Mary Jo Marchetti
NOTARY PUBLIC

My Commission Expires:
8-30-2026

Mary Jo Marchetti
Notary Public of Michigan
Oakland County
Expires 08/30/2026
Acting in the County of Oakland

4092340324

STATE OF MISSISSIPPI
COUNTY OF LAFAYETTE

AFFIDAVIT

I hereby swear or affirm that there is no additional consideration for this transaction outside of the consideration received in the above-referenced original instrument that this instrument stands to correct.

HOLD 2023-3, LLC,
a Mississippi limited liability company

By: _____
Name: Justin Davis, *Member*

Sworn to and subscribed before me on this the 19 day of December, 2025.

My Commission Expires: June 26, 2028

_____
NOTARY PUBLIC

STATE OF MISSISSIPPI
NOTARY PUBLIC
ID# 482260
CHASE AINSWORTH
Commission Expires
June 26, 2028
LAFAYETTE COUNTY

40823405214

202602050008246

EXHIBIT A

Land in Davidson County, Tennessee, being Lot No. 1A on the Plan of Final Plat Harris and Webster Property 2nd Revision of record in Plat Instrument No. 20240301-0014288, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being a portion of the same property conveyed to Hold 2023-3, LLC, a Mississippi limited liability company, by Warranty Deed from Elizabeth Ann Webster, Carolyn Jean Whittaker and Glen Barry Harris, each individually and as soler heirs at law of Avis Kathleen Harris, also known as Kathleen H. Harris of record in Instrument No. 20230313-0018139 Register's Office for Davidson County, Tennessee, dated February 28, 2023 and recorded on March 13, 2023.

Together with the easement for slope maintenance set forth in the Easement Agreement of record in Instrument No. 20230515-0035865, in the Register's Office for Davidson County, Tennessee.

Tennessee Certification of Electronic Document

I, Shannon Mooring, 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 January 27, 2026 (date of document).

Affiant Signature

January 27, 2026
Date

State of Arizona
County of Maricopa

Sworn to and subscribed before me this the 27th day of January, 2026

Notary Public

My Commission Expires:

CARRIE PETERSON
Notary Public - Arizona
Maricopa Co. / #637046
Expires 11/09/2026

40623463214

202602050008246