QUITCLAIM DEED

Karen Johnson Davidson County
Batch# 1394929 DEEDQC
03/19/2026 08:13:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20260319-0021750

STATE OF TENNESSEE
COUNTY OF Williamson

THE ACTUAL CONSIDERATION FOR THIS TRANSFER IS $0.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME. THIS THE 18th DAY OF March, 2026.

Notary Public

MY COMMISSION EXPIRES
(AFFIX SEAL)

JOHN HINTON
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires 03-04-2028

THIS INSTRUMENT WAS PREPARED BY:
Venture Law, PLLC
1104 Fatherland St.
Nashville, TN 37206

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
QUANTIS LLC	**SAME AS NEW OWNER**	
(NAME) **116 AGNES ROAD, STE 200**	(NAME)	**050-02-0E-269.00-CO**
(ADDRESS) **KNOXVILLE, TN 37919**	(ADDRESS)	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS ($10.00), CASH IN HAND, PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATION, THE RECEIPT AND SUFFICIENCY OF WHICH ARE HEREBY ACKNOWLEDGED, **QUANTIS, LLC-2953 THORTON GROVE BLVD SERIES, A PROTECTED SERIES OF QUANTIS, LLC, A TENNESSEE LIMITED LIABILITY COMPANY,** ("GRANTOR") BY THESE PRESENTS DOES HEREBY TRANSFER, RELEASE, RELINQUISH, QUITCLAIM AND CONVEY UNTO **QUANTIS LLC, A TENNESSEE LIMITED LIABILITY COMPANY** ("GRANTEE") ITS REPRESENTATIVES AND ASSIGNS FOREVER, ALL OF GRANTOR'S INTEREST IN THAT CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, TENNESSEE, TOGETHER WITH ALL APPURTENANCES, PRIVILEGES, AND EASEMENTS, AS MORE PARTICULARLY DESCRIBED AS FOLLOWS, TO WIT:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 269 ON THE PLAN OF FINAL PLAT THORNTON GROVE PUD PHASE 4A OF RECORD IN INSTRUMENT 20240124-0004749, 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 THORNTON GROVE GREEN, LLC, A DELAWARE LIMITED LIABILITY COMPANY, BY (I) SPECIAL WARRANTY DEED FROM EWING CREEK LIMITED PARTNERSHIP, A TENNESSEE LIMITED PARTNERSHIP, OF RECORD IN INSTRUMENT NO. 20180329-0029387

(II) SPECIAL WARRANTY DEED FROM THOMAS FITE CONE, TRUSTEE OF (A) THE SUSAN CONE TRUST, (B) THE THOMAS F. CONE TRUST FOR CATHERINE CONE, (C) THE THOMAS F. CONE TRUST FOR THOMAS CONE III, AND (D) THE THOMAS F. CONE TRUST FOR EMILY CONE, OF RECORD IN INSTRUMENT NO. 20180329-0029388

(III) SPECIAL WARRANTY DEED FROM MARTHA CONE BECK AND ARGENT TRUST COMPANY OF TENNESSEE, CO-TRUSTEES OF THE MARTHA CONE BECK AND MARTHA CONE BECK CHILDREN'S TRUST, OF RECORD IN INSTRUMENT NO. 20180329-0029389

(IV) SPECIAL WARRANTY DEED FROM BRICK CHURCH PROPERTIES LIMITED PARTNERSHIP, A TENNESSEE LIMITED PARTNERSHIP, OF RECORD IN INSTRUMENT NO. 20180329-0029390

(V) QUITCLAIM DEED FROM ALL PARTIES SET FORTH IN CLAUSES (I) THROUGH (IV) ABOVE, OF RECORD IN INSTRUMENT NO. 20180329-0029391, ALL DEEDS SET FORTH IN CLAUSES (I) THROUGH (V) ABOVE DATED MARCH 28, 2018

FURTHER CONVEYED BY QUITCLAIM DEED FOR COMBINING PROPERTY INTO ONE MAP AND PARCEL NUMBER OF RECORD IN INSTRUMENT NO. 20191017-0106509,

DATED OCTOBER 10, 2019, ALL OF RECORD IN THE REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

BEING THE SAME PROPERTY CONVEYED TO QUANTIS, LLC-2953 THORTON GROVE BLVD SERIES, A PROTECTED SERIES OF QUANTIS, LLC, A TENNESSEE LIMITED LIABILITY COMPANY BY SPECIAL WARRANTY DEED FROM THORNTON GROVE GREEN, LLC, A DELAWARE LIMITED LIABILITY COMPANY OF RECORD IN INSTRUMENT NO. 20241022-0081956 REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, DATED OCTOBER 16, 2024 AND RECORDED ON OCTOBER 22, 2024.

This is Improved Property commonly known as: 2957 Thornton Grove Boulevard, Nashville, TN 37207.

THE GRANTOR MAKES NO REPRESENTATIONS OR WARRANTIES WHATSOEVER WITH REGARDS TO THE PROPERTY OR THE GRANTOR'S INTEREST THEREIN. THIS CONVEYANCE IS SUBJECT TO ANY AND ALL EXISTING EASEMENTS, COVENANTS, RESERVATIONS, LIMITATIONS, RESTRICTIONS AND ENCUMBRANCES AS MAY AFFECT THE PROPERTY. THE ATTORNEY PREPARING THIS QUITCLAIM DEED MAKES NO WARRANTY OR REPRESENTATION REGARDING THE ACCURACY OF THE LEGAL DESCRIPTION. THIS INSTRUMENT IS PREPARED WITHOUT THE BENEFIT OF TITLE SEARCH OR ABSTRACT AND THE PREPARER GIVES NO OPINION AS TO TITLE.

Witness my hand this the 18th day of March, 2026.

QUANTIS, LLC-2953 THORTON GROVE BLVD SERIES, A PROTECTED SERIES OF QUANTIS, LLC, A TENNESSEE LIMITED LIABILITY COMPANY

BY: _____
DAMIAN MINGLE, SOLE MEMBER

STATE OF TENNESSEE
COUNTY OF Williamson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Damian Mingle, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is the Sole Member for Quantis, LLC-2953 Thorton Grove Blvd Series, A Protected Series Of Quantis, LLC, A Tennessee Limited Liability Company and that he is authorized by Quantis, LLC-2953 Thorton Grove Blvd Series, A Protected Series Of Quantis, LLC, A Tennessee Limited Liability Company to execute this instrument on its behalf as such Sole Member.

Witness my hand and official seal, this the 18th day of March, 2026.

_____
Notary Public
My Commission Expires:

DAKOTA W. UNDERWOOD
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF MAURY
My Commission Expires Apr. 18, 2028

Certificate of Authenticity

I, Lili Vaught, 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 March 18,2026.

Date

Lili Vaught

Affiant Signature

March 18,2026

Date

State of Tennessee

County of Williamson

Sworn to and subscribed before me this 18 day of March, 2026.

Notary's Signature

DAKOTA W. UNDERWOOD
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF MAURY
My Commission Expires Apr. 18, 2028

My Commission Expires: _____
Date

Notary's Seal (if on paper)