Karen Johnson Davidson County
Batch# 1395135 DEEDQC
03/19/2026 12:54:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20260319-0021996

This Instrument Prepared by & Return to: Providence Title, LLC
25 Century Blvd, Suite 402, Nashville, TN 37214

# QUIT CLAIM DEED

FOR AND IN CONSIDERATION of the sum of One Dollar and no/100 ($1.00) and other good and valuable consideration, the receipt of all of which is hereby acknowledged, the undersigned, MNG Investments, LLC ("Grantor"), hereby remise(s), release(s), convey(s), and quit claim(s) unto TripleM Development LLC, (Grantee), all of its rights, title, and interests in the following described real property, to wit:

**Land in Davidson County, Tennessee, being Unit No. 1119B on the Plan of Eleven-Nineteen Brick Church Pike, a Horizontal Property Regime with Private Elements of record in Exhibit "B" in the Declaration of Covenants, Conditions and Restrictions for Eleven-Nineteen Brick Church Pike, a Horizontal Property Regime with Private Elements at Instrument No. 20241010-0078722, 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 TripleM Development LLC, a Tennessee limited liability company, and MNG Investments, LLC by Quitclaim Deed from MAN Properties LLC of record in Instrument No. 20241122-0091391 Register's Office for Davidson County, Tennessee, dated November 18, 2024 and recorded on November 22, 2024.**

IN TESTIMONY WHEREOF I/we have executed this instrument the 18th day of March, 2026.

**MNG Investments, LLC**

Member
**By: Matthew Geis, Member**

Member
**By: Nathan Geis, Member**

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned authority, a Notary Public of the State and county mentioned, personally appeared (via audio/video communication) **Matthew Geis and Nathan Geis**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be **Members of MNG Investments, LLC**, and that they as such **Members**, executed the foregoing instrument for the purpose therein contained, by personally signing the name of **MNG Investments, LLC**, in his capacity as **Members**.

WITNESS my hand and official seal at office this 18th day of March, 2026.

Notary Public

My Commission Expires: 03/04/29

**For recording information only**

JORDYN NESBITT
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

**STATE OF TENNESSEE**
**COUNTY OF** Davidson

I hereby swear or affirm that to the best of affiant's knowledge, belief and information, the actual consideration for the transfer is $0.

AFFIANT

SUBSCRIBED AND SWORN before me this the 18th day of March, 2026.

NOTARY PUBLIC

MY COMMISSION EXPIRES: 3.6.29

MEMORIE WHITE
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

| | |
|---|---|
| PROPERTY ADDRESS: | 1119 B Brick Church Pike, Nashville, TN 37207 |
| TAX PARCEL NO.: | 071-14-4D-002.00-CO |
| PROPERTY OWNER: | TripleM Development LLC |
| OWNER'S ADDRESS: | 640 Spence Lane #240, Nashville, TN 37217 |
| MAIL TAX BILLS TO: | owner at owners address |

## Certificate of Authenticity

I, Holly A. Mason, 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.

Affiant Signature

3/18/26
Date

State of Tennessee
County of Davidson

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

Notary's Signature (Notary Seal)

My Commission Expires: 9/7/2026

ASHLEE D. PAGE
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY