Karen Johnson Davidson County
Batch# 1442828 DEEDQC
07/07/2026 10:17:30 AM 4 pgs
Fees: $22.00 Taxes: $0.00
20260707-0060965

QUITCLAIM DEED

KELLY RAY
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
MY COMM. EXPIRES MAY 8, 2029

STATE OF TENNESSEE
COUNTY OF DAVDISON

THE ACTUAL CONSIDERATION FOR THIS TRANSFER IS $0.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE ___ day of July, 2026.

Notary Public

MY COMMISSION EXPIRES: 5-8-2029
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Matthew Noggle, Attorney at Law, 4235 Hillsboro Pike, Suite 300, Nashville, TN 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NO.(S)
CDH Investment Partners	Same as owner	126 00 0 027.00
(NAME) 2605 Elmhill Pike	(NAME)	
(ADDRESS) Nashville, TN 37214	(ADDRESS)	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00) cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, **MCCRORY LANE PARTNERS, LLC,** a Tennessee limited liability company (the **"Grantor"**), by these presents does hereby quitclaim, transfer and convey to **CDH INVESTMENT PARTNERS**, a Tennessee general partnership (the "**Grantee**"), its successors and assigns, all its right, title, and interest in that certain property in Davidson County, Tennessee, described on Exhibit "A", attached hereto and incorporated herein (the "**Property**").

This conveyance is made subject to any and all matters, restrictions, and/or easements of record. Grantor makes no representations or warranties whatsoever with respect to the title or condition of the Property.

This is unimproved property located at 0 Old Charlotte Pike Nashville, Tennessee 37143.

(signatures on the following page)

IN WITNESS WHEREOF, the Grantor has executed this Quitclaim Deed the 2nd day of July, 2026.

GRANTOR:

MCCRORY LANE PARTNERS, LLC,
a Tennessee limited liability company

By: _____
E. Townes Duncan, Authorized Member

STATE OF Tennessee)

COUNTY OF Davidson)

Before me, the undersigned, a Notary Public in and for the State aforesaid, personally appeared E. Townes Duncan, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he is the Authorized Member of MCCRORY LANE PARTNERS, LLC, a Tennessee limited liability company, and being duly authorized, executed the foregoing instrument for the purposes therein contained in his capacity therefore.

WITNESS my hand, at office, this 6 day of July, 2026.

_____
Notary Public

My Commission Expires: 5-8-2029

KELLY RAY
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
MY COMM. EXPIRES MAY 8, 2029

EXHIBIT "A"

PROPERTY DESCRIPTION

Beginning at an iron pin set (IPS) at the intersection of the westerly right-of-way of Old Charlotte Road (15' from centerline) and the northerly right-of-way of U.S. Highway 70 (30' from centerline); thence with the northerly right-of-way of Highway 70, the following calls: N 64°23'00" W, a distance of 340.91 feet to an IPS; N 25°37'00" W, a distance of 5.00 feet to an IPS; N 64°23'00" W, a distance of 450.00 feet to an iron pin found (IPF); N 27°35'31" E, a distance of 14.72 feet to an IPF; N 64°23'00" W, a distance of 33.70 feet to an IPS at the southeasterly corner of Jackson Leap, as recorded in Deed Book 2802, page 446, R.O.D.C.; thence N 07°58'16" E, a distance of 74.26 feet to an IPF at the southwesterly corner of Bernard Williams, as recorded in Deed Book 4397, page 344, R.O.D.C.; thence S 87°52'22" E, a distance of 734.26 feet to an IPS in the westerly right-of-way of Old Charlotte Road; thence with said right-of-way, S 01°17'31" W, a distance of 420.47 feet to the point of beginning. Containing 4.33 acres, more or less, as surveyed by Arrowhead Survey, J. Mark Cantrell, TN RLS #1859, on June 27, 2007.

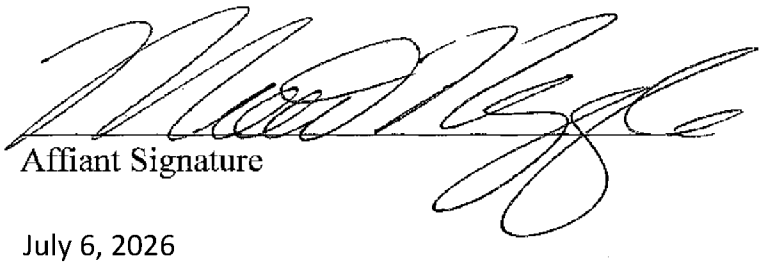
Being the same property conveyed to Oliver Cromwell Carmichael, as Trustee, by Warranty Deed from Kathleen Duke and Ara Mayo, dated October 12, 2007, of record as Instrument No. 20071012-0121744, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to MCCRORY LANE PARTNERS, LLC, a Tennessee limited liability company, from Oliver Cromwell Carmichael, Trustee, by Quitclaim Deed dated March 12, 2020, of record as Instrument No.20200317-0029546, Register's Office of Davidson County, Tennessee.

202607070060965

TRUE COPY CERTIFICATION

I, Matthew G. Noggle, 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 July 6, 2026.



Affiant Signature

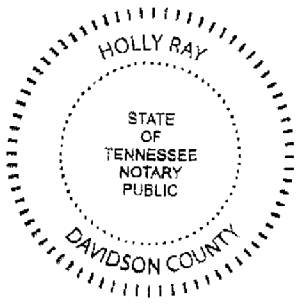
July 6, 2026

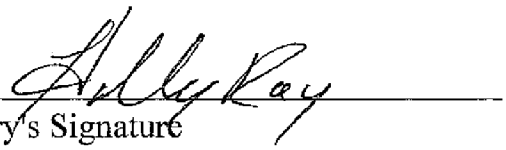
Date

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Sworn to and subscribed before me this 6th day of July, 2026.





Notary's Signature

My Commission Expires: 03/09/27