Karen Johnson
Batch # 1443730
07/09/2026 02:59:19 PM
Fees: $12.00 Taxes: $0.00
Davidson County
DEEDQC
2 pgs
20260709-0062201

This Instrument Prepared by:
Bankers Title & Escrow Corporation
3310 West End Avenue, Suite 540
Nashville, Tennessee 37203

QUITCLAIM DEED

Address New Owner as Follows:	Send Tax Bill to:	Map/Parcel:
C&H Properties, LLC	Same as New Owner	070-05-0H-001.00 and
2420 Stivers Street		070-05-0H-002.00
Nashville, TN 37218		

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) cash in hand paid by the Grantee, the receipt of which is hereby acknowledged, HC Holdings, LLC, a Tennessee limited liability, the Grantor herein, by these presents does hereby QUITCLAIM and CONVEY unto C&H Properties, LLC, a Tennessee limited liability company, the Grantees herein, their successors and assigns, all of its right title and interest in and to the following described real property in Davidson County, Tennessee:

A certain tract or parcel of land located in Davidson County, Tennessee and described as follows:

Land in Davidson County, Tennessee, being Unit Nos. 2420 and 2422, on the plan of 2420 and 2422 Stivers Street, a Horizontal Property Regime with private elements of record in Exhibit "B", in the Declaration of Covenants, Conditions, and Restrictions in Instrument Number 20201002-0114399, amended in Instrument Number 20201214-0146315, in the Register's Office for Davidson County, Tennessee.

Being a portion of the same property conveyed to C&H Properties LLC, a Tennessee Limited Liability Company by Warranty Deed from Shirley M Hyder and John M Gregory as Co-Administrators of The Estate of Thomas Luther Gregory, Davidson County, Tennessee Probate Docket No. 18P1066 and Julia Gregory of record in Instrument No. 20181121-00114660 Register's Office for Davidson County, Tennessee, dated November 13, 2018 and recorded on November 21, 2018. Notes: Affidavits Of Heirship recorded in Instrument No. 20181121-0114658 and 20181121-0114659.

Being the same property conveyed to HC Holdings, LLC, a Tennessee limited liability company by Quitclaim deed from C & H Properties LLC, a Tennessee limited liability company of record in Instrument No. 20210804-0104980 Register's Office for Davidson County, Tennessee, dated August 2, 2021 and recorded on August 4, 2021.

This is improved real property with a mailing address of: **2420 Stivers Street, Nashville, TN 37218 and 2422 Stivers Street, Nashville, TN 37218.**

IN WITNESS WHEREOF, the undersigned have executed this instrument on the 8 day of July, 2026.

GRANTOR:

HC Holdings, LLC, a Tennessee limited liability company

BY: _____
Alex H. Craw, Member

BY: _____
Keith A. Hendrick, Member

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned Notary Public in and for the said County and State, personally appeared **Alex H. Craw and Keith A. Hendrick**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged themselves to be Members of **HC Holdings, LLC**, the within named bargainor, a Tennessee limited liability company, and that they executed the within instrument for the purposes stated therein by signing the name of the limited liability company as Members.

Witness my hand and official seal this the 8 day of July, 2026.

Notary Public

My Commission Expires: _____

HILLARY MONROE SMITH
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 5-8-2028

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The Actual Consideration or Value, whichever of greater, for this transfer is $0.00.

Affiant

Subscribed and sworn to before me this 8 day of July, 2026

Notary Public

My Commission Expires:_____

HILLARY MONROE SMITH
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 5-8-2028