Karen Johnson Davidson County
Batch# 1448003 DEEDQC
07/16/2026 12:36:30 PM 4 pgs
Fees: $22.00 Taxes: $0.00
20260716-0064520

Name and Address of New Owner:
E & C HOUSING LLC
152 Mansker Park Drive
Hendersonville, TN 37075

Send Tax Bills To:
New Homeowner

This Instrument Prepared By:
Ready Now Title Services, LLC
131 Indian Lake Boulevard
Suite 100-B
Hendersonville, TN 37075

Map & Parcel No: 070-02-0-001

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) cash in hand paid, and other good and valuable consideration, the receipt and legal sufficiency of which are hereby irrevocably acknowledged, **E & C Housing, a Tennessee Non-Profit Corporation,** "the Grantor," convey and quitclaim unto **E & C Housing LLC, a Tennessee Limited Liability Company,** "the Grantee," all its interest in the following described real estate in Davidson County, Tennessee:

A certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, being recorded in Deed Book 10747, Page 299, in the Register's Office of Davidson County, Tennessee (R.O.D.C.T.), being bounded on the North by the Lessly Mayberry property, as recorded in Deed Book 4601, Page 451, R.O.D.C.T., the Trustee's of Bethesda Original Church of God property, as recorded in Deed Book 6524, Page 847, R.O.D.C.T., on the cast and south by the St. Pius X Catholic Church Property, as recorded in Instrument Number 200409290116988, R.O.D.C.T., on the west by Tucker Road (50' right-of-way) and being more particularly described as follows:

Commencing at a control point nail (set) at Westerly margin of Tucker Road, thence North 81 degrees 29 minutes 02 seconds East, a distance of 56.03 feet to an iron pin found, said pin being the Northwest corner of herein described property, and the True Point

of Beginning;

Thence, with the Mayberry property, then with the Original Church of God property, North 73 degrees 13 minutes 20 seconds East, a distance of 678.79 feet to a concrete monument (found);

Thence, with the St. Pius property, South 17 degrees 00 minutes 44 seconds East, a distance of 153.62 feet 10 an iron pin (found);

Thence, continuing with the St. Pius property, South 73 degrees 10 minutes 38 seconds West, a distance of 679.27 feet to an iron pin (found);

Thence, with the Easterly margin of Tucker Road, North 16 degrees 50 minutes (4 seconds West, a distance of 154.15 feet to the Point of Beginning, containing 104,491 square feet, more or less, and/or 2.40 acres, more or less, according to a survey, dated September 17, 2008, by Jeffrey A. Leopard of Byrd Surveying, Inc., located at 230 B West Dunbar Cave Road, Clarksville, TN 37040. Byrd Project No. B6731-08.

Being the same property conveyed to E & C Housing, a Tennessee Non-Profit Corporation, by Warranty Deed from Centerstone of Tennessee, Inc., dated 04/07/2022 and recorded 04/18/2022, in Instrument Number 20220418-0044258, in the Register's Office for Davidson County, Tennessee.

GRANTOR, BY EXECUTION OF THIS QUITCLAIM DEED, AND GRANTEE, BY ACCEPTANCE OF AND/OR FILING OF THIS QUITCLAIM DEED, HEREBY ACKNOWLEDGE THAT THIS DEED WAS PREPARED FROM INFORMATION FURNISHED BY THE PARTIES INVOLVED, AND PREPARER MAKES NO REPRESENTATION AS TO THE STATUS OF TITLE OR ACCURACY OF THE LEGAL DESCRIPTION HEREIN AND THAT NO TITLE INSURANCE IS BEING PROVIDED.

IN WITNESS WHEREOF, Grantor have executed this Quitclaim Deed on the 15th day of July, 2026.

Candace Locklayer, Sole Member (SEAL)
Candace Locklayer, Sole Member

STATE OF TENNESSEE
COUNTY OF SUMNER

Before me, Venikkia, Cunningham, of the state and county mentioned, personally appeared Candace Locklayer, Sole Member of E & C HOUSING LLC, a Tennessee Limited Liability Company, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged such person to be Sole Member of, E & C HOUSING LLC, a Tennessee Limited Liability Company the within named bargainor, a Limited Liability Company, and that such Candace Locklayer, Sole Member of E & C HOUSING LLC, a Tennessee Limited Liability Company as such Sole Member, executed the foregoing instrument for the purpose therein contained, by personally signing the name of the Limited Liability Company as Sole Member.

Witness my hand, at office, this 15th day of July, 2026.

Notary Signature
My commission expires: 09/27/2026

VENIKKIA CUNNINGHAM
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF SUMNER

AFFIDAVIT OF VALUE

The undersigned hereby offers this instrument for recording within the meaning of the statutes of the State of Tennessee under Tenn. Code Ann. Section 67-4-409, and hereby swears and affirms that the actual consideration for this transfer or value of the property transferred, whichever is greater, is $0.00, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Affiant

STATE OF TENNESSEE
COUNTY OF SUMNER

Sworn to and subscribed before me this 15th day of July, 2026.

Notary Signature
My commission expires: 09/27/2026

VENIKKIA CUNNINGHAM
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF SUMNER

Certificate of Authenticity

I, Tiffany Pollard, 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 15, 2026.

Affiant Signature

July 15, 2026
Date

State of Tennessee
County of Sumner

Sworn to and subscribed before me this 15th day of July, 2026.

Notary's Signature
My Commission Expires: 09/27/2026
Notary's Seal

VENIKKIA CUNNINGHAM
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF SUMNER