Karen Johnson
Batch # 1452606
07/30/2026 08:39:49 AM
Fees: $12.00 Taxes: $0.00
Davidson County
DEEDQC
2 pgs
20260730-0069945

THIS INSTRUMENT PREPARED BY AND WHEN RECORDED RETURN TO:

MUSIC CITY ESTATE LAW
1650 MURFREESBORO ROAD
SUITE 130
FRANKLIN, TN 37067
(615) 628-7775

JUSTIN M. GILBERT
TENNESSEE NOTARY PUBLIC
My Comm Exp. April 14, 2029
COUNTY OF WILLIAMSON

STATE OF TENNESSEE

COUNTY OF WILLIAMSON)

The actual consideration for this transfer is $0.00. This is an exempt transfer.

Affiant

Subscribed and sworn to before me, this 24th day of July 2026.

Notary public

My commission Expires: April 14, 2029

QUITCLAIM DEED

Address New Owner:	Send Tax Bills to:	Map-Parcel #:
ELMACK, LLC 110 Lewisburg Pike Franklin, TN 37064	ELMACK, LLC 110 Lewisburg Pike Franklin, TN 37064	11808006300

FOR AND IN CONSIDERATION of Ten and 00/100 Dollars ($10.00) and other good and valuable consideration, the receipt of all of which is hereby acknowledged, N&B Properties, LLC, a Tennessee limited liability company, does hereby quitclaim, transfer and convey unto ELMACK, LLC, a Tennessee limited liability company, all of its right, title and interest in the real property in Davidson County, State of Tennessee, and more particularly described below:

Tract I

Land in Davidson County, Tennessee, being Lot No. 34 on the Plan of Grandview Height of record in Book 161, Pages 14 and 15, Register's Office for said County.

Said Lot No. 34 fronts 50.0 feet on the Westerly side of Eugenia Avenue and runs back between parallel lines 150.0 feet to a dead line on which it measures 50.0 feet thereon.

Tract II

Land in Davidson County, Tennessee, being Lot No. 25 on the Plan of Grandview Heights, as of record in Book 161, Pages 14 and 15, Register's Office for said County.

Said Lot No. 35 fronts 50 feet on the Westerly side of Eugenia Avenue and extends back between parallel lines 150 feet to an alley.

Being the same property conveyed to N&B Properties, LLC, a Tennessee limited liability company, from Lori D. Halloran, by Warranty Deed dated June 30, 2015 and recorded on July 7, 2015, as Document No. 20150707-0065504, Register's Office for Davidson County, Tennessee.

Whatever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Property Address: 2421 & 2423 Eugenia Avenue, Nashville, Tennessee 37204

Witness my hand this 24th day of July 2026.

N&B PROPERTIES, LLC

By: William Leavell, Manager

STATE OF TENNESSEE)
) ss.
COUNTY OF WILLIAMSON)

Personally appeared before me, Justin M. Gilbert, Notary Public, William Leavell, as Grantor and Manager, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand, at office, this day, July 24, 2026.

[Seal]

JUSTIN M. GILBERT
TENNESSEE NOTARY PUBLIC
My Comm Exp. April 14, 2029
COUNTY OF WILLIAMSON

Justin M. Gilbert, Notary Public
My commission expires: April 14, 2029