Karen Johnson Davidson County
Batch# 1455649 DEEDQC
08/04/2026 01:42:30 PM 4 pgs
Fees: $22.00 Taxes: $0.00
20260804-0071743

**THIS INSTRUMENT PREPARED BY:**
**Jeffrey Mobley, atty.**
**Mobley & Gontarek, PLLC**
**2319 Crestmoor Road**
**Nashville, Tennessee 37215**
**(615) 627-4447**

EMILY HARVEY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 01-22-2030

STATE OF TENNESSEE )
COUNTY OF DAVIDSON )

The actual consideration for this transfer is $--NONE--.

Affiant

Subscribed and sworn to before me, this 31st day of July, 2026.

Notary Public

My Commission Expires: _____

| Address of New Owner: | Send Tax Bills To: | Map-Parcel Numbers: |
|---|---|---|
| Elizabeth Y. Rula<br>5014 Regent Drive<br>Brentwood, Tennessee 37027 | SAME | 161 01 0A 052.00 CO |

## QUITCLAIM DEED

**KNOW ALL PERSONS BY THESE PRESENTS,** that 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 sufficiency of which are hereby acknowledged, **Music City Investment Properties, LLC**, a Tennessee limited liability company, hereinafter called the Grantor, hereby remises, releases and

quitclaims all of the Grantor's right, title and interest in and to certain real property in the State of Tennessee more particularly described on Exhibit A attached hereto and incorporated herein by reference to **Elizabeth Y. Rula**, hereinafter called the Grantee, and the Grantee's successors and assigns.

A new legal description was not prepared for this transaction. The legal description is the same as the previous instrument of record.

Said property is quitclaimed subject to such limitations, restrictions and encumbrances as may affect the premises.

**WITNESS** my hand this 31st day of July, 2026.

**MUSIC CITY INVESTMENT PROPERTIES, LLC**

**By:** _____
**John Steven Rula, Managing Member**

STATE OF TENNESSEE )
COUNTY OF DAVIDSON )

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, John Steven Rula, 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 the managing member of Music City Investment Properties, LLC, the within named bargainor, a Tennessee limited liability company, and that such managing member executed the foregoing instrument for the purpose therein contained, by personally signing the name of the limited liability company as its managing member.

WITNESS my hand, at office, this 31st day of July, 2026.

My Commission Expires: _____

EMILY HARVEY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 01-22-2030

_____
Notary Public

## EXHIBIT A

### Legal Description

Land in Davidson County, Tennessee, being Unit No. 5314 #2 as shown on the map entitled Danbury Condominiums, as set forth in Exhibit "C" of the Master Deed and Bylaws of record as Book 6612, page 75, Register's Office for Davidson County, Tennessee, to which Exhibit "C" reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Music City Investment Properties, LLC, a Tennessee limited liability company, by deed from James A. Hatfield and wife, Jessica Hatfield, of record as Instrument No. 20110929-0075517, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to:

1. Master Deed of record as Book 6612, page 75, said Register's Office.
2. Matters shown on the Plan of record as Book 4675, page 65, said Register's Office.
3. Easement(s) of record as Book 6461, page 530, said Register's Office.
4. Rights of others in and to the use of the common areas/elements.

This is improved property known as 5314 Edmondson Pike, Unit 2, Nashville, Tennessee 37211.

## CERTIFICATE OF AUTHENTICITY

I, Jeffrey Mobley, 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 31, 2026.

08/03/2026
**Date**

**Jeffrey Mobley**

STATE OF TENNESSEE )
COUNTY OF DAVIDSON )

Sworn to and subscribed before me this 3rd day of August, 2026.

Notary Public

My Commission Expires:

Notary's Seal (if on paper)

