ADDRESS OF NEW OWNER
Jina L. St. Aubin & Jason Daniels
533 Church St. #239
Nashville TN 37219

SEND TAX BILLS TO:
New Owner

Map:
#9306-1E-106.00CO

Quitclaim Deed

FOR AND IN CONSIDERATION of the sum of one ($1.00) dollar, cash in hand paid, and other good and valuable considerations, and for the purpose of making a conveyance to create a fee simple estate, I, **Jina L. St. Aubin, ,** by these presents do hereby quitclaim, transfer and convey unto **Jina L. St. Aubin and Jason Daniels as tenants in common with right of survivorship**, all of my right, title and interest in and to the following described real estate situated in Davidson County, Tennessee, to-wit:

305 Church Street, Unit 103, and rights to one parking space of the Church Street Lofts of the Banner Block Condominiums, as established pursuant to al the provisions of the Tennessee Horizontal Property Act, as the same is set out in Sections 66-2-101, et seq. of T.C.A., as amended and is subject to the provisions and requirements thereof; and is subject to the By-Laws for the administration thereof; also subject to easements, rights and interest in favour of other unit owners and all sewer, water, electrical, telephone and other utility easements now or hereafter established over, through or upon the land embracing the regime and buildings thereon; and also including with limitations all conditions, covenants, restrictions, options, burdens assessments and other undertakings contained in Master Deed and By-Laws establishing a Horizontal Property Regime of The Banner Block condominiums, of record as Instrument No. 20050527-0060419, Register's Office for Davidson County, Tennessee, as amended by First Amendment to Master Deed of record in Instrument No. 20050927-0115946; b Second Amendment to Master Deed, of record in Instrument No. 20060728-0091581, Register's Office for Davidson County, Tennessee; by Third Amendment to Master Deed of record as Instrument No. 20060741-0092812, Register's Office for Davidson County and by Fourth Amendment to Master Deed of record in Instrument No. 200609070110529, Register's Office for said County.
#20060907-0110594 source of title. R.O.D.C.

Property known as 305 Church Street, Unit 103, Nashville, TN 37201

IN WITNESS WHEREOF, I have hereunto set my hand this 7th day of February, 2007.

Jina L. St. Aubin

Davidson County DEEDQC
Recvd: 02/08/07 11:34 2 pgs
Fees:12.00 Taxes:0.00
20070208-0016677

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before undersigned, a Notary Public in and for said State and County, Jina L. St. Aubin with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that she executed the forgoing instrument for the purposes therein contained.

Witness my hand and official seal at Brentwood, Tennessee, this the 7th day of February, 2007.

Christie Perry
Notary Public
My commission expires: 3/21/10

CHRISTIE PERRY
STATE
OF
TENNESSEE
NOTARY
PUBLIC
RUTHERFORD COUNTY

STATE OF TENNESSEE
COUNTY OF Davidson

The Actual value or consideration, whichever is greater, for this transfer is $0.00.

Affiant

Sworn to and subscribed before me this the 7th day of February, 2007.

Christie Perry
Notary Public

My commission expires: 3/21/10

CHRISTIE PERRY
STATE
OF
TENNESSEE
NOTARY
PUBLIC
RUTHERFORD COUNTY

Prepared by:
Robert W. Rutherford
Serenity Title & Escrow
116 Wilson Pike Circle #251
Brentwood, TN 37027