Davidson County DEEDQC
Recvd: 02/22/08 11:45 3 pgs
Fees:17.00 Taxes:0.00
20080222-0017479

This Instrument Prepared By:
Alan H. Matilsky
Attorney at Law
3330 Cumberland Boulevard
Suite 225
Atlanta, Georgia 30339

Return To:
Alan H. Matilsky
Attorney at Law
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Suite 225
Atlanta, Georgia 30339

ADDRESS NEW OWNER:

Jeffrey A. Kunkes and Craig Kunkes
1803 Broadway, #222
Nashville, Tennessee 37203

MAP AND PARCEL:
092-16-0-D-222.00 CO

QUIT CLAIM DEED

KNOW ALL MEN BY THESE PRESENTS, that Jeffrey A. Kunkes, on this the 20th day of February, 2008, for and in consideration of the sum of One and No/100 Dollars, does hereby bargain, sell, release, remise, quit claim and convey unto Jeffrey A. Kunkes and Craig Kunkes, as joint tenants with right of survivorship, all right, title and interest in and to the following described real estate, to wit:

Land lying and being located in the 19th Councilmanic District of Nashville, Davidson County, Tennessee, being Unit 222 of The Bristol on Broadway, a condominium, being a portion of Lots Nos. 142 and 143 on the Plan of the Boyd Addition to Nashville recorded December 21, 1857, of record in Book 21 Page 39, said Register's Office for Davidson County, Tennessee, and being more particularly described according to ALTA/ACSM As-Built Survey prepared by Wamble & Associates, PLLC, dated October 4, 2002, updated on February 14, 2003. Together with all right, title and interest relating to said unit as described and set forth in the Master Deed for The Bristol on Broadway, a condominium, recorded of record as Instrument No. 20050517-0055639, and as amended of record as Instrument Nos. 20060307-0026614 and 20070615-0071857, said Master Deed and all recorded amendments and exhibits thereto being by this reference incorporated herein and made a part hereof.

Together with one parking stall #74.

Being the same property conveyed to Jeffrey A. Kunkes, by deed from Rick C. Weavil and Susan J. McBurney, of record as Instrument No. 20070716-0084300, recorded July 16, 2007, said Register's Office.

This conveyance is made subject to the real estate taxes for the current year, which have been prorated and assumed by Grantee, and such limitations and restrictions and easements as may affect the premises.

This is improved property known as 1803 Broadway, #222, Nashville, Tennessee 37203.

IN TESTIMONY WHEREOF, I, Jeffrey A. Kunkes, have hereunto set my hand this 20th day of February, 2008.

Jeffrey A. Kunkes

STATE OF GEORGIA
COUNTY OF COBB

Before me, the undersigned Notary Public in and for the County and State aforesaid, personally appeared Jeffrey A. Kunkes, with whom I am personally acquainted (or who proved his identity to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the person within named who executed the foregoing instrument as his free act and deed for the purpose therein contained.

Witness my hand and seal this 20th day of February, 2008.

Notary Public

ALAN MATILSKY NOTARY PUBLIC COBB COUNTY, GEORGIA My Commission Expires July 24, 2008

My commission expires: July 24, 2008

I, or we, hereby swear or affirm that to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer is $1.00.

Jeffrey A. Kunkes, Affiant

STATE OF GEORGIA
COUNTY OF COBB

Subscribed and sworn before me this 20th day of February, 2008.

Notary Public

ALAN MATILSKY NOTARY PUBLIC COBB COUNTY, GEORGIA My Commission Expires July 24, 2008

My commission expires: July 24, 2008

The following information is not a part of this Deed:

Property Address:	1803 Broadway Unit #222 Nashville, Tennessee 37203
Owner's Name and Address:	Jeffrey A. Kunkes and Craig Kunkes 1803 Broadway Unit #222 Nashville, Tennessee 37203
Parcel Number:	092-16-0-D-222.00 CO
Mail Tax Bills To:	Community Mortgage Services 620 Hembree Parkway, Suite 100 Roswell, Georgia 30076