BILL GARRETT, Davidson County
Trans:T20150110059 DEEDQC
Recvd: 12/30/15 13:08 2 pgs
Fees:12.00 Taxes:0.00
20151230-0131126

Instrument prepared by:
Ronald K. Nevin
Attorney at Law
404 James Robertson Parkway #1850
Nashville, Tennessee 37219

QUIT CLAIM DEED

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NO.
MICHAEL K. WALKER 341 HARRISON STREET NASHVILLE, TN 37219	NEW OWNER	82-13-G-103 CO

KNOW ALL MEN BY THESE PRESENTS:

That TED F. WALKER and wife, JOAN R. WALKER, hereinafter called "Grantors", for the express purpose of making a conveyance do hereby demise, release, and forever quitclaim unto the said, MICHAEL K. WALKER, hereinafter called "Grantee", his heirs, successors, and assigns, all of their title, interest, and estate, legal and equitable, in and to a tract or parcel of land located in Davidson County, Tennessee, bound and described as follows:

BEING a certain Condominium Apartment in Davidson County, Tennessee, being Unit No. 103, as specified on the Plat shown in the Master Deed, on the Plan of Harrison Square Condominiums, Phase II, a Horizontal Property Regime, created under Title 66, Section 27-101, et seq., as amended, Tennessee Code Annotated, and as established by the Master deed and By-Laws for Harrison Square Condominiums, of record in Instrument No. 20060823-0103941 and amended in Instrument NO. 20071025-0126183 and Instrument No. 20080104-0001138, Register's Office for Davidson County, Tennessee, including without limitation the By-Laws appended thereto, said Register's Office, together with the undivided percentage interest in the Common Elements appurtenant to said Unit, as set forth in said Master Deed. Reference is hereby made to the plan of Harrison Square Condominiums, Phase II, for placement of Units, as shown on Exhibit "A" to the First Amendment to the Master Deed of record in Instrument No. 20071025-0126183, said Register's Office, for a more complete identification and description of such Unit.

Being the same property conveyed to Craighead Patten Properties II, a Tennessee general partnership, by Quitclaim Deed from Lynda F. Jones, married, of record as Instrument No. 20080606-0058117 in the Register's Office for Davidson County, Tennessee.
Current Source of Title #20081114-0112759
This improved property known as 341 Harrison Street, Nashville, TN 37219.

This is the same description as in previous deed of record.

This conveyance is subject to all taxes, easements, right of ways, restrictions, zoning regulations, and covenants of record.

The actual consideration or value, whichever is greater, for this transfer is $335,000.00.

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or true value, whichever is greater for this transfer is
$ 0
Affiant
Subscribed and sworn before me this the
30 Day of Dec, 2015.
Deputy Register

STATE OF TENNESSEE)
)
COUNTY OF Williamson)

Personally appeared before me, the undersigned Notary Public, in and for said County and State, the within named TED F. WALKER, the Grantor, with whom I am personally acquainted, who acknowledged to me that he executed the within instrument as his free act for the purposes therein contained.

TED F. WALKER
Grantor

Sworn to and subscribed before me
this 29 day of Dec, 2015

NOTARY PUBLIC

My Commission Expires: MY COMMISSION EXPIRES NOVEMBER 26, 2017

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STATE OF TENNESSEE)
)
COUNTY OF Williamson)

Personally appeared before me, the undersigned Notary Public, in and for said County and State, the within named JOAN R. WALKER, the Grantor, with whom I am personally acquainted, who acknowledged to me that she executed the within instrument as her free act for the purposes therein contained.

JOAN R. WALKER
Grantor

Sworn to and subscribed before me
this 29 day of December, 2015

NOTARY PUBLIC

My Commission Expires: MY COMMISSION EXPIRES NOVEMBER 26, 2017

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STATE OF TENNESSEE)
)
COUNTY OF Williamson)

Personally appeared before me, the undersigned Notary Public, in and for said County and State, the within named MICHAEL K. WALKER, the Grantee, with whom I am personally acquainted, who acknowledged to me that he executed the within instrument as his free act for the purposes therein contained.

MICHAEL K. WALKER
Grantee

Sworn to and subscribed before me
this 30th day of December, 2015

NOTARY PUBLIC

My Commission Expires: 06-04-2017

This instrument prepared from information provided by the parties involved.