Davidson County DEEDQC
Recvd: 04/08/16 15:54 4 pgs
Fees:22.00 Taxes:0.00
20160408-0034037

THIS INSTRUMENT PREPARED BY:
BASS, BERRY & SIMS PLC (MDS)
150 Third Avenue South, Suite 2800
Nashville, Tennessee 37201
Doc. 14224018

# QUITCLAIM DEED

| Address New Owner(s) As Follows: | Send Tax Bills to: | Map Parcel Numbers: |
|---|---|---|
| John F. Stein and Beth Atkins Stein<br>John Tyler Stein<br>1659 Tyne Boulevard<br>Nashville, TN 37215 | John F. Stein and Beth Atkins Stein<br>1659 Tyne Boulevard<br>Nashville, TN 37215 | Parcel ID:<br>093061B30400CO |

FOR AND IN CONSIDERATION of love and affection (and no monetary consideration), we, JOHN F. STEIN AND BETH ATKINS STEIN, do hereby quitclaim and convey unto JOHN TYLER STEIN, his heirs and assigns, an 18.83 percent (18.83%) undivided interest in and to the property described on Exhibit A hereto.

The description on Exhibit A hereto is the same as that contained in the prior deed.

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

This is improved property known as 239 Fifth Avenue, North, #304, Nashville, Tennessee 37219.

Grantor has previously conveyed to the aforementioned Grantee a total of 18.83% undivided interest in the property described on Exhibit A hereto so that following the conveyance described in this deed, Grantor will own a 62.34% undivided interest in the said property and Grantee will own a 37.66% undivided interest in the said property.

IN WITNESS WHEREOF, the undersigned have executed this instrument on this 24 day of March, 2016.

John F. Stein
JOHN F. STEIN

Beth Atkins Stein
BETH ATKINS STEIN

STATE OF TENNESSEE )
)
COUNTY OF DAVIDSON )

Personally appeared before me, the undersigned, a Notary Public in and for the State and County aforesaid, John F. Stein and Beth Atkins Stein, the within named bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal this 24 day of March, 2016.

Judy F. Colley
Notary Public

JUDY F. COLEY
STATE OF TENNESSEE
NOTARY PUBLIC

My Commission Expires:
3-26-17

STATE OF TENNESSEE )
)
COUNTY OF DAVIDSON )

The actual consideration for this transfer is $0.

Affiant

Subscribed and sworn to before me
this 25 day of March, 2016.

Lori D. Cox
Notary Public

My Commission Expires:

LORI D. COX
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires August 20, 2019

## EXHIBIT A

Land in Davidson County, Tennessee, being Unit No. 304 and 1 parking space, The Kress Lofts Condominiums, as established under Master Deed of record in Instrument Number 20050429-0048067, Amended in Instrument No. 20060324-003091, Instrument No. 20070227-0024233, Instrument No. 20070419-0048025, Instrument No. 20071220-0146058, Instrument No. 20080118-0006035 and Instrument No. 20080331-0032083, in the Register's Office for Davidson County, Tennessee, to which Master Deed reference is hereby made for a more complete description of said unit.

Being the same property conveyed to John F. Stein and Beth Atkins Stein, by warranty deed of record in Document DB-20130508-0046313, Register's Office of Davidson County, Tennessee.

14224018.1

# True Copy Certification

I, _Lucretia Albert_, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Lucretia Albert
Signature

State of Tennessee

County of Davidson

Personally appeared before me, _Heather C. Dye_, a notary public for this county and state, _Lucretia Albert_ who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Heather C. Dye
Notary's Signature

My Commission expires: 8/20/2019

Notary's Seal (if on paper)

