BILL GARRETT, Davidson County
Trans:T20160041313 DEEDQC
Recvd: 05/17/16 14:07 3 pgs
Fees:17.00 Taxes:0.00

20160517-0049249

Record and Return to:
Mark A. Hepler and Karen K. Hepler, Co-Trustees
6901 Lenox Village Dr #304
Nashville, TN 37211

QUITCLAIM DEED	State of Tennessee, County of Davidson The actual consideration or value, whichever is greater for this transfer is zero dollars ($0.00). Affiant: Mark Hepler Mark Hepler TN Notary Public State of Florida County Orange Subscribed and sworn to me on May 11, 2016 Brenda Maynard *Notary Public* Stamp: BRENDA MAYNARD Notary Public - State of Florida My Comm. Expires May 16, 2016 Commission # EE 199141 Bonded Through National Notary Assn.

Name/Address of New Owner:	Send tax bills to:	Map – Parcel #
Mark A. Hepler and Karen K. Hepler, Co-Trustees 6901 Lenox Village Dr #304 Nashville, TN 37211	Same address as owner	Part of Map/Parcel 173-9-A-228- CO

Exception from transfer tax: T.C.A. § 67-4-409 (a)(3)(F)

For no consideration, , the undersigned, MARK A. HEPLER and KAREN K. HEPLER, (whose address is 6901 Lenox Village Dr, #304,Nashville, TN 37211) the Grantor herein ("Grantor"), do hereby quitclaim and convey to MARK A. HEPLER and KAREN K. HEPLER, Trustee under the MARK A. & KAREN K. HEPLER TRUST dated April 22, 2016, (whose address is 6901 Lenox Village Dr, #304,Nashville, TN 37211) the Grantee herein, the following real property situated in DAVIDSON COUNTY, TENNESSEE:

Attached hereto as Exhibit A and incorporated by reference.

SUBJECT TO: Current taxes and other assessments, reservations in patents and all easements, rights of way, encumbrances, liens, covenants, conditions, restrictions, obligations and liabilities as may appear of record.

DATED May 11, 2016

MARK A. HEPLER Tennessee 14553921

KAREN K. HEPLER Florida Driv Lic H146-511-59-785-0

Witness: Roxana Osorto

Name: Roxana Osorto

Witness: Ivelisse Casiano

Name:

State of Florida)
) ss.
County of Orange)

On May 11th, 2016 that MARK A. HEPLER and KAREN K. HEPLER, known to me to be the persons described in and who executed the foregoing instrument, appeared before me in person and acknowledged that they executed said Quitclaim Deed as their free and voluntary act, for the uses and purposes therein stated.

My Commission Expires:
May 16, 2016

NOTARY PUBLIC

BRENDA MAYNARD
Notary Public - State of Florida
My Comm. Expires May 16, 2016
Commission # EE 199141
Bonded Through National Notary Assn.

Instrument prepared by:
Joe Gandolfo & Associates, LLC
PO Box 6989
Lakeland, Florida 33807

EXHIBIT "A"

Land in Davidson County, Tennessee, being Unit No. I-304 of Building I (Regent Building) as set forth in the Supplemental Declaration of Charter, Easements, Covenants and Restrictions for the Residential Neighborhood of Lenox Village, a Traditional Neighborhood Development, annexing additional property to the Town Center Homes, a Horizontal Property Regime (Phase II of Lot 2, Section 1, more commonly referred to as Building I or the Regent Building), a condominium form of ownership and use in the manner provided under the provisions of Tennessee Code Annotated, Title 66, Chapter 27, Section 101, et seq., as amended, of record as Instrument No. 20080326-0030439 in the Register's Office for Davidson County, Tennessee, said unit also being part of Exhibit "B" to said Supplement to Declaration.

Being part of the same property conveyed to Regent Homes, LLC, a Tennessee limited liability company, by Deed from Lenox Village I, LLC, a Tennessee limited liability company, of record as Instrument No. 20070201-0013553 in the Register's Office for Davidson County, Tennessee. and further conveyed to grantor by deed in instrument number 20080408-0035544. R.O.D.C.

This property is also known as improved property located at 6901 Lenox Village Dr, #304, Nashville, TN 37211