BILL GARRETT, Davidson County
Trans:T20170031483 DEEDQC
Recvd: 04/17/17 08:28 2 pgs
Fees:12.00 Taxes:0.00

20170417-0036492

THIS INSTRUMENT PREPARED BY:
Chapman & Rosenthal Title, Inc.
2002 Richard Jones Road, Suite 203A
Nashville, Tennessee 37215

No title search was performed in the preparation of this Quitclaim Deed.

STATE OF Tennessee)
COUNTY OF Davidson)

The actual consideration for this transfer is: $-0-.

Emilia Sherfy
Affiant

Subscribed and sworn to before me, this 11th day of April 2017.

Bruce V.L. Cranny
Notary Public

My Commission Expires: 7/6/2020

BRUCE V.L. CRANNY NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY My Commission Expires JULY 6, 2020

QUITCLAIM DEED

Address New Owner: Emilia Sherfy 203 Summit Ridge Dr Nashville, TN 37215	Send Tax Bills To: 5610 Kentucky Ave Nashville, TN 37215	Tax Information: 131050B203.00

FOR AND IN CONSIDERATION of Ten and 00/100 Dollars ($10.00) and other good and valuable consideration, the receipt of all of which is hereby acknowledged, **Emilia Occhipinti, now known as Emilia Anne Occhipinti Sherfy, a married woman** (hereinafter referred to as the "Grantor") does hereby quitclaim, transfer and convey unto **Emilia Anne Occhipinti Sherfy,** her heirs and assigns all of their rights, title and interest in the real property in the County of Davidson, State of Tennessee, and more particularly described as follows:

Land in Davidson County, Tennessee, being Unit No. 203, together with the appurtenant interest in the common elements of Four Seasons Condominiums, a horizontal property regime established by Master Deed, of record in Book 6841, page 349, amended in Book 6847, page 122, Register's Office for Davidson County, Tennessee, said unit being depicted on the Condominium Site Plan attached as Exhibit "D" to the aforementioned Master Deed.

Being the same property conveyed to Emilia Occhipinti, by Warranty Deed from David B Vaught and Karen E. Vaught, husband and wife, dated August 31, 2012 and recorded September 4, 2012, of record in Instrument No. 20120904-0079641, in Register's Office of Davidson County, Tennessee

Emilia Occhipinti and Emilia Anne Occhipinti Sherfy being one and the same.

This is improved property known as 203 Summit Ridge Dr, Nashville, TN

Grantor covenants that they are lawfully seized and possess said real property in fee simple, have a good right to convey it, and that the same is unencumbered, except for 2017 taxes that are not yet due and payable, as well as any restrictions, conditions and easements of record.

Whenever used, the singular number shall include the plural, the plural the singular and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor has executed this instrument on this 11 day of April 2017.

Emilia Occhipinti n/k/a Emilia Anne Occhipinti Sherfy

STATE OF TN)
COUNTY OF Davidson)

Personally appeared before me, the undersigned Notary Public, in and for the said county and state, the within named Emilia Occhipinti n/k/a Emilia Anne Occhipinti Sherfy , the 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, at office, this 11th day of April 2017.

Notary Public

My Commission Expires: 7/6/2020

BRUCE V.L. CRANEY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires JULY 6, 2020