Prepared by:
Rudy, Paulus & Carney, PLLC
Loy Carney
2012 21st Avenue South
Nashville, TN 37212
615-383-2903

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration for this transfer, or value of property (whichever is greater) is $0.00.

Affiant

Subscribed and sworn before me this 24 day of April, 2017.

Notary Public
My Commission Expires:

C. LOY CARNEY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires JULY 6, 2020

BILL GARRETT, Davidson County
Trans:T20170036248 DEEDQC
Recvd: 05/01/17 08:50 3 pgs
Fees:17.00 Taxes:0.00
20170501-0042190

Address of New Owner:	**Send Tax Bills to:**	**Tax Information:**
Mark E. Deutschmann and Sherry D. Stewart 2400 Sunset Place Nashville, TN 37212	Same	104150228.00 - 2400 Sunset Place 117030H125.00CO - Enclave Condo Unit 125 082120A203.00CO - East End Lofts Unit 203 093130C442.00CO – Icon Condo Unit 311

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00) DOLLARS, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged

Mark E. Deutschmann a/k/a Mark Deutschmann, (the "Grantor"),

has bargained and sold, and by these presents do transfer and convey, unto the said

Mark E. Deutschmann and spouse Sherry D. Stewart, (the "Grantees"),

their successors and assigns, all of their right, title and interest in and to that certain land in Davidson County, State of Tennessee, more particularly described as follows:

TRACT 1 – 2400 Sunset Place, Nashville, TN 37212 **104150228.00**

LAND in Davidson County, Tennessee, Being Lot Nos. 12 and 13 on the Map of Linden Place, as of record in Book 547, Page 121, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description of said lot.

Said Lot Nos. 12 and 13 front 153.2 feet on the northerly side of Linden Place and run back between lines 223 feet on the westerly side and 200 feet on the easterly side to a dead line in the rear, and measures 150 feet on said line.

ALSO INCLUDED in this tract conveyance is land in Davidson County, Tennessee, which is bounded as follows:

Beginning at survey monument (I.P. on Hal R. Swann, Jr. Plan dated September 23,1950, as shown of record in Book 1130, page 42, Register's Office for Davidson County, Tennessee.

Thence: in an easterly direction along the rearmost (northern) boundary of Lot No. 3 and the westerly portion of Lot No. 4 of Replat of Linden Place, a distance of 107.5' more or less to a point on line 1' more or less across the existing chain link fence; this being the point of beginning.

Thence: in a southerly direction 215' more or less (Plat Distance) to a point in the northern right of way of Sunset (Linden) Place;

Thence: with the said right of way in a easterly direction 15' more or less to a point in said right of way, being a comer of Lot 13 and the corner to James C. Jr. and Katherine B. DeVaulT property (Deed Book 5740, page 189, RODCT).

Thence: to a northerly direction with the line of said DeVaulT property 223' more or less (Plat Distance) to a point in the northern (rear most) line of said DeVaulT property.

Thence: in a westerly direction a distance of 10' more or less to the point of beginning.

BEING the same property conveyed to Mark E. Deutschmann and Kimble Lea Gifford on October 7, 1999 by Warranty Deed of record at Book 11694, Page 189, Register's Office for Davidson County, Tennessee.

FURTHER BEING the same property conveyed to Mark E. Deutschmann on June 21, 2005 by Quitclaim Deed of record at Instrument No. 20051118-0139939, Register's Office for Davidson County, Tennessee.

TRACT 2 – 2600 Hillsboro Pike #125 (Enclave), Nashville, TN 37212 117030H125.00CO

CONDOMINIUM in Davidson County, Tennessee, Being Unit 125 on the Plan of THE ENCLAVE AT HILLSBORO VILLAGE Condominiums, as established under Master Deed of record at Instrument 20051005-0119789, and as amended in Instrument 20060210-0016562, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description of said unit.

BEING the same property conveyed to Mark Deutschmann on March 29, 2006 by Special Warranty Deed of record at Instrument No. 20060404-0037919, Register's Office for Davidson County, Tennessee.

TRACT 3 – 926 Woodland Street, #203 (East End Lofts), Nashville, TN 37206 082120A203.00CO

CONDOMINIUM in Davidson County, Tennessee, Being Unit No. 203 of East End Lofts Condominium established pursuant to the provisions of the Tennessee Horizontal Property Act as the same is set out in Section 66-27-101, et seq., of the Tennessee Code Annotated and under Master Deed Establishing East End Lofts Condominium of record as Instrument No. 20060803-0094710, as amended by First Amendment to Master Deed Establishing East End Lofts Condominium of record as Instrument No. 20061018-0129171 in the Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description of said unit, and subject to the provisions and requirements thereof, and the By-Laws for the administration thereof, and all easements, rights and interests in favor of other unit owners, and all sewer, water, electrical telephone and other utility easements now or hereafter established over, through or upon the land embracing the regime and buildings thereof, said Unit being depicted on Exhibit "D" to said Master Deed and First Amendment to Master Deed; together with a percentage interest in the common elements and voting percentage set forth in Exhibit "E" to said Master Deed, as amended.

BEING the same property conveyed to Mark Deutschmann on June 8, 2007 by Warranty Deed of record at Instrument No. 20070618-0072574, Register's Office for Davidson County, Tennessee.

TRACT 4 – 600 12th Ave. South, #311 (Icon), Nashville, TN 37203 **093130C442.00CO**

CONDOMINIUM in Davidson County, Tennessee, Being Unit No. 311 as set forth in the Master Deed Establishing ICON in the Gulch Master Condominium, 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., of record as Instrument No. 20080423-0041665 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; and further by the Master Deed Establishing ICON in the Gulch Mid-Rise Condominium of record as Instrument No. 20080423-0041666 in said Register's Office; said unit also being shown as part of Exhibits "D" to said Master Deeds.

BEING the same property conveyed to Mark Deutschmann on August 11, 2008 by Warranty Deed of record at Instrument No. 20080815-0083965, Register's Office for Davidson County, Tennessee.

Mark E. Deutschmann being one and the same as Mark Deutschmann with repect to all tracts in this instrument of conveyance.

Each of these **improved** properties are known by the postal address recited in each Tract's header above.

Said property is conveyed subject to such limitations, restrictions and encumbrances as may affect the premises. 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. This instrument has been prepared by information provided by the parties. No title search was conducted and no representations regarding title have been made by the Drafter

WITNESS my hand this 24 day of April, 2017.

M E D

Mark E. Deutschmann

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **Mark E. Deutschmann**, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand this 24 day of April, 2017.

C. Loy Carney

NOTARY PUBLIC

My Commission expires:

C. LOY CARNEY STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires JULY 6, 2020