This Instrument Prepared By:
BROKERS ESCROW SERVICES, INC.
200 Nashboro Blvd., PO Box 17116
Nashville, Tennessee 37217
(615) 885-0223

SEND TAX BILL TO:
NEW OWNER:
David J. Waynick
602 Page Dr.
Mt Juliet, TN 37122

Bill Garrett Davidson County
Batch# 49371 DEEDQC
01/19/2018 03:53:30 PM 2 pgs
Fees: $12.00 Taxes: $0.00
20180119-0006032

QUITCLAIM DEED

PREPARED BY INFORMATION PROVIDED BY THE PARTIES HERETO WITHOUT BENEFIT OF A TITLE EXAMINATION.

FOR AND IN CONSIDERATION of no monetary consideration, **GRAN, Inc.** hereinafter called the "GRANTOR", has bargained and sold , and by these presents, does transfer and convey all right, title and interest that they may have in and to the following described real property unto **David J. Waynick and wife, Rebecca R. Waynick**, hereinafter called the "GRANTEES", their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

A parcel of land in Davidson County, Tennessee, Being Units No. 14, 15, 16, 17, 18, and 19 as shown on the site plan of "The Golf Retreat at Nashboro", recorded as Exhibit "C" on the Master Deed for The Golf Retreat at Nashboro A Horizontal Property Regime, of record at Instrument No. 20150930-0099500, as amended in Instrument No. 20171214-0127715, Register's Office for Davidson County, Tennessee.

Being a part of the property conveyed to GRAN, Inc. by Deeds of record as Instrument No. 20170314-0025115 and Instrument 20170314-0025116 in the Register's Office for Davidson County, Tennessee.

This conveyance is made subject to all restrictions, easements, zoning and planning ordinances, and health department regulations that may affect the premises.

This conveyance is further made subject to real property taxes for 2017 and subsequent years.

This is property known as: see Schedule "A" below

GRANTOR makes no representation or warranty, express or implied, as to the exact amount of acreage or square footage in the property, or as to the ownership of the minerals located on, under or within the property. Grantor makes no representations or warranties, express or implied, with respect to the condition of the property conveyed hereby, including improvements located thereon, including, without limitation, the habitability, condition or fitness thereof for any particular use or purpose. Grantee agrees that the property conveyed hereby, including improvements located thereon, is conveyed by Grantor and accepted by Grantee in an "as is, where is" and "with all faults" condition.

THIS conveyance is made expressly subject to all covenants, conditions, restrictions, and reservations contained in former deeds and other instruments of record applicable to said property, insofar as same are presently binding thereon, and to any easements apparent from an inspection of said property.

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

WITNESS it's hand this the 12th day of December, 2017.

GRAN, Inc.

Toni Rutgerson, Vice-President

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, Toni Rutgerson, with whom I am personally acquainted, and who acknowledged that she as Vice-President of GRAN Inc., with the authority to do so, executed the within Deed for the purposes therein contained.

WITNESS my hand and official seal at office this 12th day of December, 2017.

NOTARY PUBLIC
My Commission Expires:

CAITLIN MARIE SMITH STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY MY COMMISSION EXPIRES SEPTEMBER 7, 2021

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)
The actual value or consideration, whichever is greater, for this transfer is $-0-

AFFIANT

Subscribed and sworn to before me on this 12th day of December, 2017.

NOTARY PUBLIC
My Commission Expires:

CAITLIN MARIE SMITH STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY MY COMMISSION EXPIRES SEPTEMBER 7, 2021

Schedule "A"

171 Bell Road, Unit 14	136 130 B 14.00CO
169 Bell Road, Unit 15	136 130 B 15.00CO
167 Bell Road, Unit 16	136 130 B 16.00CO
165 Bell Road, Unit 17	136 130 B 17.00CO
163 Bell Road, Unit 18	136 130 B 18.00CO
163 Bell Road, Unit 19	136 130 B 19.00CO

Nashville, Tennessee 37217.

STATE OF TENNESSEE
COUNTY OF Davidson
On this 12 day of December, 2017 personally appeared before me, a notary public for this county and state, Caitlin Smith who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

TONI RUTGERSON STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF WILSON
MY COMMISSION EXPIRES: MAY 26, 2020

CERTIFICATION
I do hereby make oath that I am the custodian of the electronic version of the attached document tendered herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

CAITLIN MARIE SMITH STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY MY COMMISSION EXPIRES SEPTEMBER 7, 2021