Bill Garrett Davidson County
Batch# 63951 DEEDQC
03/01/2018 10:40:11 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20180301-0019208

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

Affiant

Subscribed and sworn to before me, this 28 day of February, 2018.

Notary Public

My Commission Expires:

SHIRA KHOREY NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY MY COMMISSION EXPIRES SEPTEMBER 7

QUITCLAIM DEED

Address New Owner:	Send Tax Bills To:	Tax Information:
Aaron H. Cohen and Kayla Cohen 870 Kirkwood Avenue Nashville, TN 37204	New Owner	118014B00100CO

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 **Aaron H. Cohen, married** (hereinafter referred to as the "Grantor") does hereby quitclaim, transfer and convey unto **Aaron H. Cohen and Kayla Cohen, husband and wife** their 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 Lot 866A, 866 KIRKWOOD AVENUE TOWNHOMES, A Horizontal Property Regime with Private Elements, as shown on Declarations of Covenants Conditions and Restrictions of record in Instrument No. 20140602-0047182, in the Register's Office, Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.

Being the same property conveyed to Aaron H. Cohen by Warranty Deed from HoneyBee Partners, LLC, recorded on the 20th day of January 2016 in Instrument No. 20160120-0005690, in the Register's Office of Davidson County, Tennessee.

This is improved property known as 870 Kirkwood Avenue Nashville, TN 37204.

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 2016 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 28 day of February, 2018.

Aaron H. Cohen

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

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

WITNESS my hand, at office, this 28 day of February 2018.

Notary Public

My Commission Expires: _____

KATE ROSENTHAL
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES SEPTEMBER 10, 2018