Karen Y Johnson Davidson County
Batch# 140329 DEEDQC
09/12/2018 03:53:42 PM 2 pgs
Fees: $12.00 Taxes: $0.00
20180912-0090673

This Instrument Prepared By:
BOTTORFF & KAVIN, PLC (TIB)
5110 Maryland Way, Suite 120
Brentwood, Tennessee 37027

QUITCLAIM DEED

Address of New Owner:	**Send Tax Bills To:**	**Map and Parcel No.**
Mary Catherine Nolan	Robert E. Crout, Trustee	092-160E-002.00 CO
1918 Adelicia Street	1505 17 Ave. S.	
Nashville, Tennessee 37212	Nashville, TN 37212	

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, and other good and valuable consideration, **Robert E. Crout, Trustee of The One Love Trust, with full power of sale and without the necessity of joinder of any beneficiary of such trust, ("Grantor")** has this day bargained and sold, and hereby quitclaims, transfers, and conveys unto **Mary Catherine Nolan, unmarried, and a beneficiary of said trust ("Grantee")**, her heirs, successors and assigns, all the said Trustees right, title and interest in and to a certain tract or parcel of land in Nashville, Davidson County, Tennessee, more fully described as follows, to-wit:

> Being Unit No. 101, together with the appurtenant interest in the common elements of The Adelicia, A Condominium, a horizontal property regime established by Master Deed of record in Instrument No. 20060222-0020964, as amended and restated by instrument of record in Instrument No. 20071212-0143307, Register's Office for Davidson County (collectively, the "Master Deed"), said Unit being depicted on the Condominium Plat attached as Exhibit "B" to the aforementioned Master Deed.
>
> Together with Parking Space Number(s) 243 and 244 and Storage Space Number 69, which are assigned as Limited Common Elements appurtenant to the above described Unit, as set forth and defined in the Master Deed.
>
> Being the same property conveyed to Grantor by Deed of record as Instrument No. 20170329-0030458, 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, including but not limited to the Restrictions, dedications, conditions, reservations, easements and other matters shown on the UNIFIED PLAT OF THE ADELICIA, as recorded in Instrument No. 20080529-0054570; Charter of Adelicia Condominium Association, Inc. recorded at Instrument No. 20060221-0020199; Conditions, covenants, reservations, requirements, restrictions, options, burdens, agreements, undertakings, assessments and other provisions contained in or incorporated by reference into the Master Deed establishing THE ADELICIA, A CONDOMINIUM of record in Instrument No. 20060222-0020964, as amended by instrument(s) of record in Instrument Nos. 20071212-0143307 and 20090818-0077786; also subject to easements, rights and interests in favor

of other unit owners, and all sewer, water, electrical, telephone and other utility easements now of hereafter established over, through and upon the land embracing the regime and building thereon; and all other Covenants, conditions, restrictions, easements or servitudes, if any, appearing in the public records.

This conveyance is further made subject to real property taxes for 2018 and subsequent years.

This is improved property known as 1918 Adelicia Street, Nashville, TN 37212.

Wherever 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, the Grantor has affixed his signature on this the 12th day of September, 2018.

Robert E. Crout, Trustee of The One Love Trust

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, the within named, **Robert E. Crout, Trustee of The One Love Trust**, the bargainor, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who acknowledged, upon oath, that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 12th day of September, 2018.

Notary Public

My Commission Expires: 7/26/21

THOMAS I. BOTTORFF STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

STATE OF TENNESSEE
COUNTY OF Davidson

The actual value or consideration, whichever is greater, for this transfer is $ -0- .

Affiant

Sworn to and subscribed to before me,
this the 12th day of September, 2018.

Notary Public

My Commission Expires: 7/26/21

THOMAS I. BOTTORFF STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY