Instrument prepared by:

Matt Maniatis
Saenz & Maniatis, PLLC
2874 Elm Hill Pike
Nashville TN 37214
615-366-1211

Send tax bills to:

Renee Nicole Laque
3321 Golf Club Lane
Nashville, TN 37215

Parcel Number:

117070K01100CO

Karen Y Johnson Davidson County
Batch# 142636 DEEDQC
09/19/2018 10:05:38 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20180919-0092803

Address of new owner:

Renee Nicole Laque
3321 Golf Club Lane
Nashville, TN 37215

## QUITCLAIM DEED

This INDENTURE made between CHARLES DUWANE LEWELLEN, JR. hereinafter referred to as the "GRANTOR" and RENEE NICOLE LAQUE hereinafter referred to as the "GRANTEE."

## WITNESSETH:

GRANTOR, for other good and valuable consideration in the sum of $1.00, does hereby convey, transfer, remise, release, and relinquish, and forever quitclaim unto the GRANTEE, her heirs and assigns, all of GRANTOR'S right, title, and interest in the following described real estate in Davidson County, Tennessee:

*A Condominium Apartment in Davidson County, Tennessee, being Unit 3321 of Golf Club Place Condominiums, a horizontal property regime pursuant to Tennessee Horizontal Property Act, as shown on the Plan of record in Book 9700, page 293, Register's Office for said County, to which source reference is hereby made for more complete details of description, together with the said Apartment's appurtenant undivided interest in the general and limited common elements of the Condominium.*

*Being the same property conveyed to Patricia C. U. Turnbull, an unmarried person, by Warranty Deed from Glen O. Petta and wife, Debbie Petta, dated September 16, 2007 and recorded September 18, 2007, of record in Inst. NO. 20070918-0111613, Register's Office for Davidson County, Tennessee. By Quitclaim Deed of record in Inst. NO. 20080821-0085841, said Register's Office, subject property was conveyed to David R. Turnbull IV. Subject property was further conveyed to Patricia C. U. Turnbull by Quitclaim*

*Deed of record in Inst. No. 20101014-0082462, said Register's Office.*

*Being the same property conveyed to Matthew Lewellen, AKA Matthew C. Lewellen, an unmarried person, by Warranty Deed from Patricia C. U. Turnbull, unmarried, dated September 9, 2015 and recorded September 10, 2015 of record in Instrument Number 20150910-0092029, Register's Office for Davidson County, Tennessee.*

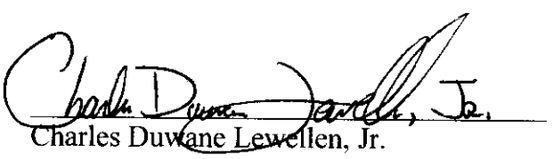
*Being the same property conveyed to Charles Duwane Lewellen, Jr., by Executor's Quitclaim Deed from Charles Duwane Lewellen, Jr., Executor of the Estate of Matthew Charles Lewellen, dated March 20, 2018 and recorded March 28, 2018 of record in Instrument Number 20180328-0028776, Register's Office for Davidson County, Tennessee.*

*This conveyance is subject to: Taxes for 2018 and subsequent years; The Plan, with Owner's Certificate, of record in Book 9700, page 293, Said Register's Office, which Plan shows minimum building set back lines and easements and to which Plan reference is hereby made for a more complete description. The provisions of the condominium Master Deed of record in Book 10283, Page 431, Ins. No. 20050105-0001979, Inst. NO. 20050330-0034571 amendment to By Laws in Inst. NO. 20040616-0071447, said Register's Office, which submits said property to a Horizontal Property Regime pursuant to the provisions of the Tennessee Horizontal Property Act and sets forth restrictions, assessments, liens and other matters; Charter of Golf Club Place Homeowner's Association of record in Book 10297, page 21, said Register's Office; Stormwater Detention Agreement of record in Book 9643, page 877, said Register's Office; Deed of Conveyance of water and sewer lines to the Metropolitan Government of Nashville and Davidson County of record in Book 10131, page 838, said Register's Office.*

This is improved property, known as 3321 Golf Club Lane, Nashville, TN 37215.

The transfer is by Quitclaim and we make no warranties about the title.

Witness my hand at Nashville, Tennessee, this the 7th day of September 2018.



Charles Duwane Lewellen, Jr.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned notary public, Charles Duwane Lewellen, Jr. with whom I am personally acquainted, or whose identity was demonstrated to me by satisfactory evidence, and who acknowledged that the foregoing document was executed for the purposes set forth therein.

Witness my hand, at office, this 7 day of September, 2018.

Notary Public
My Commission Expires: 05/02/2022

JANE ELLEN KIDWELL
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 5-2-2022

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or true value, whichever is greater for this transfer is
$ 1.00
Matt Maniatis, Affiant
Subscribed and sworn before me this the
19 Day of Sept., 2018.
D. Goodman, Deputy Register