Karen Y Johnson Davidson County
Batch# 164544 DEEDQC
11/21/2018 03:35:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20181121-0114844

Address New Owner As:	Send Tax Bills To:	Map-Parcel Number(s)
Seth Martin 1052 Gadwall Cir Hendersonville, TN 37075	New Owner	103-02-0X-002.00

THIS INSTRUMENT PREPARED BY:
Midtown Title, LLC
1704 Charlotte Avenue, Suite 105
Nashville, Tennessee 37203

STATE OF TENNESSEE
COUNTY OF Sumner
The actual consideration or value, whichever is greater, for this transfer is $0.00

Affiant

CARRIE CALLAHAN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Subscribed and sworn to before me, this the 21 day of November, 2018.

Notary Public

My Commission Expires: 3/8/2021
(Affix Seal)

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00) DOLLARS, cash in hand paid and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Craig Turner**, hereinafter referred to as the Grantor, has bargained and sold, and by these presents does transfer and quitclaim unto **Seth Martin**, hereinafter referred to as the Grantee, and Grantee's successors and assigns, all of Grantor's interest in and to a certain tract or parcel of land in Davidson County, Tennessee, described as follows:

Land in Davidson County, Tennessee, being all of Unit No. A, together with the appurtenant common elements, of Homes at 266 White Bridge Pike, a Horizontal Property Regime with Private Elements, created under Title 66, Section 27-101, et seq., as amended, Tennessee Code Annotated, and as established by the Declaration of Covenants, Conditions, and Restrictions for Homes at 266 White Bridge Pike, a Horizontal Property Regime with Private Elements, of record in Instrument No. 20170803-0079438, Register's Office for Davidson County, Tennessee, to which reference is hereby made. The easements, restrictive covenants, conditions and regulations imposed upon and relating to the units, property, co-owners and tenants of Homes at 266 White Bridge Pike, a Horizontal Property Regime with private elements, provided in said Declaration, together with the By-Laws appended thereto, the site-plan filed as Exhibit "B" to said Declaration, and the undivided percentage interest in the Common Elements appurtenant to each Unit, are incorporated herein by reference and made a part hereof the same as though copied herein for a more complete identification, description and placement of such Units.

BEING a portion of the same property conveyed to Craig Turner by Quitclaim Deed from Kingdom Homes, LLC, a Florida limited liability company, dated October 18th, 2018, recorded October 18th, 2018, of record in Instrument No. 20181018-0103645, Register's Office for Davidson County, Tennessee.

This is improved property known as: **266A Whitebridge Pike, Nashville, TN 37209.**

Said property is conveyed subject to such limitations, restrictions, and encumbrances as may affect the premises.

This instrument was prepared from information supplied by the Grantor and Grantee. No title examination, survey, or settlement has been performed and Midtown Title, LLC, shall not be responsible for any matter that could have been resolved by a title examination, survey, or settlement.

IN WITNESS WHEREOF, this instrument has been executed this the 15 day of Nov., 2018.

Craig E. Turner

Craig Turner

STATE OF TENNESSEE)

COUNTY OF Sumner)

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared Craig Turner, the within named Grantor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he executed the foregoing instrument for the purposes therein contained.

IN WITNESS WHEREOF, this the 15 day of Nov, 2018.

MICHELE E OWENS
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY

Notary Public
My Commission Expires: 6/18/19

True Copy Certification

I, Christopher M Corriveau, do herby make oath that I am a licensed attorney and/or the Custodian of the electronic version of the attached document tendered for registration herewith And that this a true and correct copy of the original document executed and authenticated According to law.

Signature

State of Tennessee

Count of Davidson

Personally, appeared before me, Amanda Vaughn, a notary public for this county and state, Christopher M Corriveau, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

AMANDA VAUGHN NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY

My Commission Expires: 5/5/2020

Notary's Seal (if on Paper)