Karen Johnson Davidson County
Batch# 198326 DEEDQC
02/25/2019 08:28:21 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20190225-0016471

THIS INSTRUMENT PREPARED BY:
Chapman & Rosenthal Title, Inc.
2002 Richard Jones Road, Suite 203A
Nashville, Tennessee 37215
File No. 190119002

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer is: $0.00.

Affiant

Subscribed and sworn to before me, this 22 day of February, 2019.

Notary Public

My Commission Expires:

J ANDERSON STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY MY COMMISSION EXPIRES SEPTEMBER 6, 2022

QUITCLAIM DEED

Address New Owner:	Send Tax Bills To:	Tax Information:
Madelyn N. Reynolds 1020 Treaty Oaks Dr Nashville, TN 37209	New Owner	091-06-0L-015.00 CO

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, **Steven A. Reynolds, married,** hereinafter referred to as the ("Grantor") does hereby quitclaim, transfer and convey unto **Madelyn N. Reynolds, unmarried,** her successors and assigns all of his rights, title and interest in the portion of real property located in the County of Davidson, State of Tennessee, and more particularly described as follows:

Land in Davidson County, Tennessee, being Unit No. 15, on the Horizontal Property Regime with Private Elements for Treaty Oaks Cottages, as established in the Declaration of Covenants, Conditions and Restrictions of record in Instrument No. 20141120-0107174 and amended in Instrument No. 20150113-0003651, Instrument No. 20150814-0081914, Instrument No. 20160922-0099884 and Instrument No. 20160826-0089501, Register's Office for Davidson County, Tennessee, to all of which reference is hereby made for a more complete description .

Being the same property conveyed to MADELYN NOELLE REYNOLDS and STEVEN A. REYNOLDS, by deed from HR PROPERTIES OF TENNESSEE, of record in Instrument No. 20180910-0089492, dated August 20, 2018, said Register's Office.

Madelyn Noelle Reynolds and Madelyn N. Reynolds being one and the same.

IN WITNESS WHEREOF, Grantor has executed this instrument on this 15 day of February, 2019.

Steven A. Reynolds

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public, in and for the said county and state, the within named Steven A. Reynolds, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office, this 15 day of February, 2019.

Notary Public

My Commission Expires: _____

KATE ROSENTHAL
NOTARY PUBLIC
STATE OF TENNESSEE
DAVIDSON COUNTY
MY COMMISSION EXPIRES JULY 09, 2022