Karen Johnson Davidson County
Batch# 200556 DEEDQC
02/28/2019 02:47:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20190228-0018397

QUITCLAIM DEED

STATE OF TENNESSEE, COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER FOR THIS TRANSFER IS ~~$167,000.00~~ 0.00

Morgan Howorth
Affiant

Subscribed and sworn to me on ~~October 30th, 2015~~ Feb. 28, 2019.

Brenda Lewis
NOTARY PUBLIC
My Commission Expires: 11-8-2021

BRENDA LEWIS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

THIS INSTRUMENT WAS PREPARED BY:

John Cobb Rochford
Rochford Law & Real Estate Title, PLLC
2200 Abbott Martin Road, Suite 201
Nashville, Tennessee 37215
(615)269-7676

NAME/ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP – PARCEL #
Kelly E. Waugh 1510 Demonbreun St. Apt 1206 Nashville, TN 37203	Fairway Independent Mtg Corp. 4801 Biltmore Lane Madison, WE 53718	093-9-A-090.00 CO

FOR AND IN CONSIDERATION of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged William Waugh, hereinafter called **"GRANTOR,"** has bargained and sold, and does hereby convey, remise, release and forever quitclaim unto Kelly E. Waugh, hereinafter called **"GRANTEE,"** her successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

> Land in Davidson County, Tennessee, being Unit No. 1206, together with the appurtenant interest in the common elements of The Rhythm at Music Row, a horizontal property regime established by Master Deed, of record in 20070725-0088390, amended in Instrument No. 20080219-0015612, Instrument No. 20080410-0036475, Instrument No. 20080701-0068043, Instrument No. 20081201-0116444, Instrument No. 20090608-0053187, Instrument No. 20090625-0059073, Instrument No. 20110324-0022950 and Instrument No. 20110906-0068936, Register's Office for Davidson County, Tennessee, said Unit being depicted on the Condominium Plan Site attached as Exhibit "B" to the aforementioned Master Deed, as amended.
>
> Being the same property conveyed from Jessica M. Harris, an unmarried woman, by Warranty Deed to Kelly E. Waugh, a married person, as recorded on the 3rd day of November, 2015 in Instrument No. 20151103-0111627, in the Register's Office of Davidson County, Tennessee.
>
> This is improved property, known as 1510 Demonbreun St., Apt. 1206, Nashville, TN 37203.

This instrument and the interest hereby released and quitclaimed are subject to such limitations, restrictions and encumbrances as may affect the premises.

WITNESS our hands on February 19, 2019.

William Waugh

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, William Waugh, with whom I am personally acquainted (or who has proved to me on the basis of satisfactory evidence to be the person herein described), and who acknowledged that he executed the within instrument for the purposes therein contained,.

Witness my hand and official seal on February 19, 2019.

NOTARY PUBLIC

My Commission Expires: 12-17-2023

ANNEMARIE LAROSE NOTARY PUBLIC MECKLENBURG COUNTY, NC

Certificate of Authenticity

I, John Cobb Rochford, do hereby 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 is a true and correct copy of the original document executed and authenticated according to law.

Signature

State of Tennessee

County of Davidson

Personally appeared before me, Brenda Lewis, a notary public for this county and state, John Cobb Rochford, who acknowledged that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My Commission Expires: 11-8-2021

BRENDA LEWIS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY