Karen Johnson Davidson County
Batch# 253989 DEEDQC
07/09/2019 09:39:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20190709-0066604

PREPARED BY:
Compass Land Title
278 Franklin Road, Suite 190
Brentwood, Tennessee 37027

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

AFFIANT

Subscribed and sworn to before me
this 6th day of July, 2019.

NOTARY PUBLIC
My Commission Expires: 10/11/21

J. CARLTON DRUMWRIGHT
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

ADDRESS OF NEW OWNER:
Regale Properties, LLC
8200 Rossi Road
Brentwood, TN 37027

SEND TAX BILLS TO:
New Owner

Map & Parcel: 149-09-0-112.00

QUITCLAIM DEED

In consideration of $10.00, and other good and valuable consideration, **Lauren Hartstern and Stephen Hartstern,** Grantor, does hereby quitclaim and convey all of the undivided right, title and interest to the hereinafter described property to **Regale Properties, LLC, a Tennessee limited liability company, Series No. 1902,** Grantee. Said property conveyed herein is described as follows:

Land in Davidson County, Tennessee, being Lot No. 45 on the Plan of Barclay Square, Section 1, of record in Plat Book 4460, Page 141, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description thereof.

Being the same property conveyed to Lauren Hartstern and Stephen Hartstern from Curtis Lee Brooks, Jr., by Warranty Deed of record in Instrument No. 20190708-0066472, Register's Office for Davidson County, Tennessee.

This is real property commonly known as 4740 Apollo Drive, Antioch, Tennessee 37013.

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

Grantor makes no warranties as to the state of the title to the property but acquits any claim that Grantor has to said property and for that purpose thereof, makes this conveyance to Grantee.

This instrument has been prepared based solely upon information provided by the parties, and without the benefit of a title search.

IN WITNESS WHEREOF, the said parties hereto have hereunto set their signatures on this the 5th day of July, 2019.

Lauren Hartstern

Stephen Hartstern by Lauren Attorney In Fact

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public for the State and County the aforesaid, **Lauren Hartstern**, with whom I am personally acquainted (or who proved to me her identity on the basis of satisfactory evidence), and who, upon oath, acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and seal, at office, this 5th day of July, 2019.

Notary Public

J. CARLTON DRUMWRIGHT STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

My Commission Expires:

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, the undersigned, a Notary Public in and for said County and State, personally appeared **Lauren Hartstern**, with whom I am personally acquainted (or who proved to me her identity on the basis of satisfactory evidence), and who, upon oath, acknowledged that she executed the within instrument on behalf of Stephen Hartstern for the purposes therein contained, and who further proved to me that she is the **Attorney in Fact** for Stephen Hartstern, and is authorized to execute this instrument on his behalf.

Witness my hand and seal, at office, this 5th day of July, 2019.

Notary Public

J. CARLTON DRUMWRIGHT STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

My Commission Expires:

COMPASS
LAND TITLE

TRUE COPY CERTIFICATE

I, **J. Carlton Drumwright**, do hereby make oath that I am a licensed attorney and 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.

J. Carlton Drumwright

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, Elizabeth Barnes, a notary public for this county and state, **J. Carlton Drumwright**, who acknowledges that this certificate of an electronic document is true and correct and whose signature I have witnessed.

Notary

My Commission Expires: 12/18/22

ELIZABETH J. BARNES
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY