THIS INSTRUMENT PREPARED BY:
ANDREW M. MITCHELL
ATTORNEY AT LAW
330 ROBERT ROSE DRIVE
MURFREESBORO, TENNESSEE 37129
PHONE: (615) 956-2817

Karen Johnson Davidson County
Batch# 266229 DEEDQC
08/02/2019 01:47:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20190802-0076693

QUITCLAIM DEED

State of Tennessee
County of DAVIDSON
THE ACTUAL CONSIDERATION OF VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $0.00.

7-30-19
Dated

Affiant

Notary Public

My Commission Expires 6-2-21

JULIE COONE
STATE OF TENNESSEE
NOTARY PUBLIC
THERFORD COUNTY

THIS DEED WAS PREPARED WITHOUT BENEFIT OF TITLE SEARCH.

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NUMBER:
McClish Properties **3102 A Wellington Avenue** **Nashville, TN 37212**	**New Owner**	**081022000200CO**

QUITCLAIM DEED

FOR GOOD AND VALUABLE CONSIDERATION, the receipt and legal sufficiency all of which are hereby acknowledged, the **Devan McClish,** (*hereinafter called "Grantor"*), does hereby convey, transfer, remise, release, relinquish and quitclaim unto **McClish Properties, LLC, a Tennessee Limited Liability Company,** (*hereinafter called "Grantee"*), Grantee's heirs and assigns, all of Grantor's right, title and interest in and to the following described real estate situated in Davidson County, State of Tennessee, and better described as follows, to wit:

Property located in Davidson County, Tennessee, being Unit B of the Plan of Declaration of Covenants, Conditions and Restrictions for 2325 23rd Avenue North Residences, a Horizontal Property Regime with Private Elements, as shown on Exhibit "B" of record in Instrument Number 20181129-0116604, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to all the provisions of the Tennessee "Horizontal Property Act" as the same is set out in Section 66-27-101 et seq. of the Tennessee Code Annotated and is subject to the By-laws and Charter for the administration thereof, and is subject to easements, rights and interest in favor of other unit owners and all sewer, water, electrical, telephone and other utility easements now or hereafter established over, through or upon the land embracing the regime and building thereon; and also including without limitations, all conditions, covenants, restrictions and options, burdens, Assessments and other undertakings contained in the By-Laws ` of record as Instrument Number 20181129-0116604, Register's office for Davidson County, Tennessee.

Being part of the same property conveyed to Devan McClish, an unmarried man, by Warranty Deed from Allegra Montgomery Walker, a single woman, dated September 17, 2018, of record in Instrument

Number 20180921-0093938. Register's Office for Davidson County, Tennessee.

Improved Property known as: 2325B 23rd Avenue North, Nashville, TN 37208

IN WITNESS WHEREOF, the Grantor has caused this instrument to be executed on this 30th day of July, 2019.

DEVAN MCCLISH

State of Tennessee
County of Davidson

Personally appeared before me, **Devan McClish** , with whom I am personally acquainted, and who acknowledged that he **executed the** within instrument for the purposes therein **contained.**

Witness my hand, at office, this 31 day of July, 2019.

Notary's Signature

JULIE COONE
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY

My commission expires: Mar. 2023

ELECTRONIC CERTIFICATION PAGE

I, Andrew Mitchell, 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 TN
County of Rutherford

Personally appeared before me, Nicholas Howell, a notary public for this county and state, Andrew Mitchell, who acknowledges that this certificate of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My commission expires: 11-17-19

