QUITCLAIM DEED	STATE OF TENNESSEE COUNTY OF DAVIDSON THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS NO DOLLARS AND NO CENTS ($0.00). Kate Bonn Affiant SUBSCRIBED AND SWORN BEFORE ME THIS 27 DAY OF AUGUST, 2019. Notary Public My Commission Expires:

Karen Johnson Davidson County
Batch# 277712 DEEDQC
08/29/2019 02:06:30 PM 5 pgs
Fees: $27.00 Taxes: $0.00
20190829-0087369

GROVER C COLLINS NOTARY PUBLIC TENNESSEE My Comm Exp. 09-07-2021 COUNTY OF DAVIDSON

This Instrument Prepared By:
Grover Christopher Collins, Collins Legal, PLC
414 Union Street, Suite 1110, Nashville, TN 37219

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	PARCEL NUMBER
2106 WIP LLC	**2106 WIP LLC**	**081034A02200CO**
(NAME) **2106 9th Avenue North Apt 3**	(NAME) **2106 9th Avenue North Apt 3**	
(ADDRESS) **Nashville, Tennessee 37208-1187**	(ADDRESS) **Nashville, Tennessee 37208-1187**	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars and No Cents ($10.00), cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt of which is hereby acknowledged on this the ____ day of August 2019, the undersigned **WENDORFF IRREVOCABLE SUPPORT TRUST, THEODORE F. WENDORFF TRUSTEE,** hereinafter called the Grantors, has bargained and sold, and by these presents does transfer and quitclaim to **2106 WIP LLC, a Tennessee Limited Liability Company,** hereinafter called the Grantee, and Grantee's successors and assigns, all of Grantor's right, title and interest in and to the following described real estate located in **DAVIDSON** County, State of **TENNESSEE,** having an address of 2106 9th Avenue North Apartment 3, Nashville, Davidson County, Tennessee 37208-1187 and more particularly described as follows:

Land in Davidson County, Tennessee, being Unit No. 22, as shown on Exhibit A1 for Metro North, a Horizontal Property Regime with Private Elements, of record in Instrument Number 20170410-0035027, as amended in Instrument Number 20180621-0060111 and Instrument Number 20180723-0071653, in the Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Wendorff Irrevocable Support Trust by Warranty Deed from Domus Builders, LLC, a Tennessee Limited Liability Company of record in Instrument No. 20190307-0021212 Register's Office for Davidson County, Tennessee, dated the 7th day of March 2019 and recorded on the 7th day of May 2019.

This conveyance is subject to the matters set forth below, if any, as well as any and all zoning regulations, building restrictions, setback lines, conditions, covenants, and restrictions (as may be amended or supplemented), all easements, utility easements or rights of ways for public utilities that appear in the appropriate public record.

Any and all taxes for the current year not yet due and payable.

Subject to all matters shown on the Plan of record in Plat Book 57, Page 26, Register's Office for Davidson County, Tennessee.

Terms, provisions, covenants, conditions, restrictions, easements, charges, assessments and liens provided in the Covenants, Conditions, and Restrictions of record in Instrument Number 20170410-0035027, as amended in Instrument Number 20180621-0060111 and Instrument Number 20180723-0071653, Register's Office for Davidson County, Tennessee, but omitting any covenant, condition or restriction, if any, based on race, color, religion, sex, handicap, familial status or restriction (a) is exempt under Title 42 of the United States Code, or (b) relates to handicap but does not discriminate against handicapped persons.

Charter for Metro North Homeowners Association of record in Instrument Number 20180810-0078979, in the Register's Office for Davidson County, Tennessee.

Subject to all matters shown on the Plan attached as Exhibit A-I to the Declaration of Covenants, Conditions and Restrictions for Metro North, a Horizontal Property Regime with Private Elements, of record in Instrument Number 20170410-0035027, in the Register's Office for Davidson County, Tennessee.

Utility & sewer easement of record in Book 3344, Page 624 and Book 3344, Page 644 Register's Office for Davidson County, Tennessee.

Restriction for Stormwater Facilities & Systems of record in Instrument Number 20160404-0031746, in the Register's Office for Davidson County, Tennessee.

Rights and easements of adjoining landowners in and to any party wall(s) located on the insured parcel.

Subject to the rights of others in and to the common areas and/or elements.

This is improved property known as: 2106 9th Avenue North Apartment 3, Nashville, Davidson County, Tennessee 37208-1187

Whenever used, the singular number shall include the plural, the plural the singular, and the is of any gender shall be applicable to all genders.

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

IN WITNESS WHEREOF, this instrument has been executed this 27 day of August, 2019.

GRANTOR:

WENDORFF IRREVCOABLE SUPPORT TRUST

BY: Theodore F. Wendorff
ITS: Trustee

STATE OF _____)

COUNTY OF _____)

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Theodore F. Wendorff with who I am personally acquainted, and who upon oath acknowledged himself to be the Trustee for the Wendorff Irrevocable Support Trust, and as such, acknowledged that he is authorized to execute the foregoing instrument on behalf of the Wendorff Irrevocable Support Trust, the within named Grantor, an Irrevocable Support Trust, and that he in such capacity as Trustee executed the foregoing instrument for the purposes contained therein, by singing his name on behalf of the Grantor as Trustee.

WITNESS my hand and seal this ____ day of August, 2019.

_____
NOTARY PUBLIC

My Commission expires: _____

See Attached

CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT CIVIL CODE § 1189

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California
County of San Bernardino }

On 8.27.19 before me, A. Whieldon, Notary Public,
Date *Here Insert Name and Title of the Officer*

personally appeared Theodore F. Wendorff
Name(s) of Signer(s)

who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/~~are~~ subscribed to the within instrument and acknowledged to me that he/~~she/they~~ executed the same in his/~~her/their~~ authorized capacity(ies), and that by his/~~her/their~~ signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

A. WHIELDON
Notary Public – California
San Bernardino County
Commission # 2231714
My Comm. Expires Mar 14, 2022

Place Notary Seal and/or Stamp Above

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature A. Whieldon
Signature of Notary Public

OPTIONAL

Completing this information can deter alteration of the document or fraudulent reattachment of this form to an unintended document.

Description of Attached Document

Title or Type of Document: _____

Document Date: _____ Number of Pages: _____

Signer(s) Other Than Named Above: _____

Capacity(ies) Claimed by Signer(s)

Signer's Name: _____	Signer's Name: _____
☐ Corporate Officer – Title(s): _____	☐ Corporate Officer – Title(s): _____
☐ Partner – ☐ Limited ☐ General	☐ Partner – ☐ Limited ☐ General
☐ Individual ☐ Attorney in Fact	☐ Individual ☐ Attorney in Fact
☐ Trustee ☐ Guardian of Conservator	☐ Trustee ☐ Guardian of Conservator
☐ Other: _____	☐ Other: _____
Signer is Representing: _____	Signer is Representing: _____

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True Copy Certification

I, Grover Collins, 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, Seth N. Cline, a notary public for this county and state, Grover Collins who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My Commission Expires: MARCH 7, 2023
Notary's Seal (if on paper)

