New owner

Real Property Tax Responsibility:
Jeanette Hansel
P. O. Box 392
Gainesboro, TN 38562

This Instrument Prepared by:
Randy Hansel
1855 N. Grundy Quarles HWY
Gainesboro, TN 38562

QUITCLAIM DEED

For and in consideration of TEN ($10.00) DOLLARS to me paid, the receipt of which is acknowledged, and the other consideration hereinafter mentioned. I, Rebecca Hansel, a single person, with a life estate expressly retained by me, hereinafter referred to as the Grantor, do hereby transfer, convey and quitclaim unto Jeanette Hansel, hereinafter referred to as the Grantee her heirs and assigns, the following described property located in Davidson County, State of Tennessee, described as follows, to wit:

See Attached Exhibit A, incorporated as if fully set forth herein.

The previous and last conveyance being a Warranty Deed from Werthan V Lofts, LLC, to Rebecca Hansel, of record in the Register's Office of Davidson County, Tennessee, dated The 17th day of September, 2014 in Instrument No. 20140917-0085184.

IN WITNESS WHEREOF I have hereto set my name this 12 day of September, 2019

Rebecca Hansel
Rebecca Hansel

Certificate of acknowledgment of Notary Public

Karen Johnson Davidson County
Batch# 287878 DEEDQC
09/18/2019 02:19:14 PM 2 pgs
Fees: $13.00 Taxes: $1,165.50
20190918-0094799

State of TN)
ss
County of Jackson)

On 12th day of September, 2019, before me, Lisa Ragland, a notary public in and for said state, personally appeared Rebecca Hansel, known to me (or proved to me on the basis of satisfactory evidence) to be the person whose name is subscribed to the within instrument, and acknowledged to me that he or she executed the same in his or her authorized capacity and that by his or her signature on the instrument, the person, or the entity upon behalf of which the person acted, executed the instrument.

WITNESS my hand and official seal.

Lisa Ragland
Notary public for the State of Tennessee

My commission expires 8-16-23

LISA RAGLAND NOTARY PUBLIC AT LARGE JACKSON COUNTY, TN (NOTARY SEAL)

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or true value, whichever is greater for this transfer is
$ 315,000.00
Jeanette Hansel, Affiant
Subscribed and sworn before me this the
18 Day of Sept, 2019.
Attayes, Deputy Register

EXHIBIT A

Land in Davidson County, Tennessee, being Unit 359, WERTHAN LOFTS IV AND V CONDOMINIUMS, PHASE V, as established under Master Deed of record in Instrument No. 20070117-0006776, corrected by Scrivener's Affidavit recorded at Instrument No. 20090421-0036270, amended at Instrument No. 20071220-0146056, corrected by Scrivener's Affidavit recorded at Instrument No. 20080118-0006036, amended at Instrument Nos. 20080211-0013846, 20110609-0044280, 20110713-0053571, 20120723-0064381, 20131230-0130918 and 20140725-0066210, in the Register's Office, Davidson County, Tennessee, to which master deed reference is hereby made for a more particular description of said unit.

Being part of the same property conveyed to Werthan V Lofts, LLC, a Tennessee limited liability company by Special Warranty Deed from 2120 Restoration, GP, a Tennessee general partnership, successor by conversion to 2120 Restoration, LLC, recorded on the 17th day of January, 2014 in Instrument No. 20140117-0004997, in the Register's Office of Davidson County, Tennessee.

This conveyance is subject to:

- County of Davidson taxes for the year 2019and subsequent years, a lien not yet due and payable.
- Restrictions, dedications, conditions, reservations, easements and other matters shown on the plat of WERTHAN LOFTS, as recorded in Instrument No. 20070103-0001325.
- Covenants, Conditions and Restrictions for Phillips-Jackson Street Redevelopment Plan recorded in Book 9183, Page 130 and Book 11625, Page 280 and Instrument Nos. 20020425-0051069, 20130903-0092714 and 20130903-0092717.
- License Agreement recorded at Instrument No. 20090526-0048069, amended at Instrument No. 20130222-0018099.
- Easement for Public Utilities and Drainage recorded at Instrument No. 20120831-0079083.
- Charter of Homeowners Association recorded at Instrument Nos. 20031027-0157822 and 20080111-0003459.
- Conditions, covenants, reservations, requirements, restrictions, options, burdens, agreements, undertakings, assessments and other provisions contained in or incorporated by reference into the Master Deeds of record in Instrument No. 20031023-0157113 , as amended by Instrument(s) of record in Instrument Nos. 20040521-0059936, 20040712-0082926, 20050202-0012489, 20051230-0166950, 20060901-0108138, 20070117-0006776 and 20071220-0146056, corrected at Instrument No. 20080118-0006036, amended at Instrument Nos. 20080211-0013846, 20110609-0044280, 20110713-0053571, 20120723-0064381, 201301230-0130918 and 20140725-0066210; also subject to easements, rights and interests 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.
- Easement for Driveway and Walkway Access recorded in Instrument No. 20031023-0157114.
- Easement for Light, Air and View recorded in Instrument No. 20080117-0005376, corrected in Instrument No. 20080118-0005860.
- Easement for Public Water recorded in Instrument No. 20070906-0106750.
- Easement for Alley recorded in Book 4718, Page 619.
- Easement for Storm Drainage recorded in Instrument No. 20061113-0139884.
- Easements recorded in Book 175, Page 137 and Book 1291, Page 593.
- Storm Water Detention Agreement recorded at Instrument No. 20061113-0139906.
- Easement for Stormwater Facilities and Systems recorded at Instrument No. 20120831-0078810.
- Easement for Parking recorded at Instrument No. 20050202-0012491.
- Any and all existing easements and restrictions as shown of record not stated herein

This is Improved property known as: 1360 Rosa L Parks Blvd #359, Nashville, Tennessee 37208.