Karen Johnson Davidson County
Batch# 320229 DEEDQC
11/26/2019 12:21:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20191126-0122306

THIS INSTRUMENT PREPARED BY:
Midtown Title, LLC
1704 Charlotte Ave., Suite 105
Nashville, TN 37203

STATE OF Indiana
COUNTY OF Adams

The actual consideration or value, whichever is greater, for this transfer is $0.00.

Affiant

MARIE L NEUENSCHWANDER
Notary Public, State of Indiana
Adams County
Commission # 638867
My Commission Expires
October 03, 2020

Subscribed and sworn to before me, this the 19 day of November, 2019.

Notary Public
My Commission Expires: 10/03/2020

Address New Owner(s)	Send Tax Bills To:	Map-Parcel Number(s)
Water's Edge Properties Nashville, LLC Shad Springer – Owner	New Owner	161-10-0-A 158.00CO

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00), and other good and valuable consideration, receipt of which is hereby acknowledged, we, **Stacia Springer and Shad Springer, husband and wife** ("Grantor"), do hereby quitclaim and convey unto **Water's Edge Properties, Nashville, LLC, an Ohio limited liability company** ("Grantee"), its heirs, successors, and assigns, all of the Grantor's right, title and interest in and to a certain tract or parcel of land located in Davidson County, Tennessee and described as follows:

BEING Lot No. 134 on the Plan of Phase Two, Villages of Brentwood of record in Plat Book 6250, Page 169, as corrected by Surveyor's Certificate of Correction of record in Book 8484, Page 140, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

BEING the same property conveyed to Stacia Springer and Shad Springer, husband and wife, by Warranty Deed from Bryant Nickens and wife Stacey Nickens of record as Instrument No. 20191015-0105608 in the Register's Office for Davidson County, Tennessee, dated October 11, 2019, and recorded on October 15, 2019.

This is improved property located at: **5109 Village Trace, Nashville, TN 37211.**

This instrument was prepared from information supplied by the parties. No title examination, survey, or settlement has been performed and Midtown Title, LLC shall not be responsible for any matter that could have been resolved by a title examination, survey, or settlement.

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

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

IN WITNESS WHEREOF, Grantor has executed this instrument on this 19 day of November, 2019.

Stacia Springer, Grantor **Shad Springer, Grantor**

STATE OF Indiana
COUNTY OF Adams

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared **Stacia Springer and Shad Springer**, the within named bargainor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and seal at office this 19 day of November, 2019.



Notary Public
My Commission expires: 10/03/2020

True Copy Certification

I, Christopher M. Corriveau, 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.

C. M. C

Signature

State of Tennessee
County of Davidson

Personally appeared before me, Rachel Marie Collins, a notary public for the state of Tennessee, Christopher M. Corriveau who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Rachel Marie Collins

Notary Signature

My Commission Expires: 3-21-20

