This Instrument Was Prepared By:
Thomas N. Jones & Associates
David N. Jones
Attorney at Law
339 Main Street, Suite 100
Franklin, Tennessee 37064
Attn: Traci Howard

Karen Johnson Davidson County
Batch# 327461 DEEDQC
12/10/2019 12:14:30 PM 4 pgs
Fees: $22.00 Taxes: $0.00
20191210-0127298

Address Same Owner:	Send Tax Bills to:	Map-Parcel Number:
Amelia H Yann 2831 Hillside Drive, #H-2 Nashville, TN 37212	Same	104100N02600CO

QUITCLAIM DEED

WHEREAS, **Robert Michael Gay** ("Grantor") and **Amelia Hyde Yann** (the same as Amelia H. Yann) ("Grantee") were married as husband and wife, and wife owned a certain tract of land in Davidson County, Tennessee described below:

> LAND IN DAVIDSON COUNTY, TENNESSEE, BEING UNIT H-2, WESTCHESTER CONDOMINIUMS, AS ESTABLISHED UNDER MASTER DEED OF RECORD IN INSTRUMENT NO. 20070607-0068596 CORRECTED IN INSTRUMENT NO. 20071009-0120320, 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 all or part of the same property conveyed to Amelia H. Yann, an unmarried woman by a Warranty Deed dated March 2nd, 2018 from Amanda Urbanczyk, unmarried, of record as Instrument No. 20180307-0021567, Register's Office of Davidson County, Tennessee.

WHEREAS, pursuant to the Divorce Decree dated October 16, 2019, entered by the Court in AMELIA HYDE YANN vs. ROBERT MICHAEL GAY, Fourth Circuit Court of Davidson County, Tennessee at Nashville, for the State of Tennessee, 20th Judicial District, Case No. 19D1209, Grantor and Grantee were divorced and all marital bonds between them were severed; and

WHEREAS, said Divorce Decree is now final and the time for appealing said Decree has passed; and

WHEREAS, in said Divorce Decree, the Court approved the Property Settlement Agreement between Grantor and Grantee wherein Grantor agreed to convey all of his right, title and interest in and to the tract of land described hereinbelow.

NOW, THEREFORE, for and in consideration of the sum of One and No/100 ($ 1.00) Dollar, cash in hand paid, and pursuant to the terms of said Property Settlement Agreement approved in the Divorce Decree, **Robert Michael Gay**, the Grantor, does hereby convey, remise, release and forever quitclaim unto **Amelia Hyde Yann**, the Grantee, her heirs and assigns, all of his right, title and interest in and to a certain tract of land in Davidson County, Tennessee described as follows:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING UNIT H-2, WESTCHESTER CONDOMINIUMS, AS ESTABLISHED UNDER MASTER DEED OF RECORD IN INSTRUMENT NO. 20070607-0068596 CORRECTED IN INSTRUMENT NO. 20071009-0120320, IN THE REGISTER'S OFFICE, DAVIDSON COUNTY, TENNESSEE, TO WHICH MASTER DEED REFERENCED, IS HEREBY MADE FOR A MORE PARTICULAR DESCRIPTION OF SAID UNIT.

Being all or part of the same property conveyed to Amelia H. Yann, an unmarried woman by a Warranty Deed dated March 2nd, 2018 from Amanda Urbanczyk, unmarried, of record as Instrument No. 20180307-0021567, Register's Office of Davidson County, Tennessee.

Property Address: 2831 Hillside Drive, #H-2, Nashville, Davidson County, Tennessee 37212

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

WITNESS my hand this 10th day of December, 2019.

GRANTOR:

Robert Michael Gay

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally, appeared before me, the undersigned, Notary Public of said County and State, **Robert Michael Gay**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand this 10th day of December, 2019.

NOTARY PUBLIC

My Commission Expires: 8-7-22

LEIGH ANNE SAILORS
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration for this transfer is $0.00.

AFFIANT

Subscribed and sworn to before me on this 10th day of December, 2019.

NOTARY PUBLIC

My Commission Expires: 8-7-22

LEIGH ANNE SAILORS
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

I, Thomas N. Jones, 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.

THOMAS N. JONES

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, Leigh Anne Sailors, a notary public for this county and state, Thomas N. Jones, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

NOTARY PUBLIC

My Commission Expires: 08/07/2022

