Karen Johnson Davidson County
Batch# 358369 DEEDQC
02/14/2020 10:21:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20200214-0017090

This Instrument Prepared By and Returned To:
Robert L. Scruggs, Attorney
2021 Richard Jones Road, Suite 220
Nashville, TN 37215

Address New Owners:	Send Tax Bills To:	Map/Parcel Numbers:
Jennifer R. DiChiara **420 Summit Ridge Place** **Nashville, TN**	**Same As New Owner**	**Map 131-5-B** **Parcel 420.00**

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS that **we, Peter DiChiara and Ann M. DiChiara, husband and wife,** do hereby quitclaim and by these presents do transfer and convey all of our right, title and interest unto **Ann M. DiChiara and Jennifer R. DiChiara, as joint tenants with right of survivorship,** their heirs and assigns, in and to the following tract of land in **Davidson County, Tennessee**, described as follows, to-wit:

Land in Davidson County of Davidson, Tennessee, being Unit No. 420 on the Plan of Four Seasons, a Condominium development, as shown on Exhibit "D" to the Master Deed, of record in Book 6841, page 359, Register's Office for Davidson County, Tennessee, together with an undivided percentage interest in the Common Elements appurtenant to said unit, a horizontal property regime established by Master Deed of record as aforementioned.

Being the same property conveyed to Peter DiChiara and Ann M. DiChiara, husband and wife by Warranty Deed from Janice McCord, a married woman, filed for record on July 3, 2017 in Instrument No. 20170703-0066953, Register's Office for Davidson County, Tennessee.

Property Address: 420 Summit Ridge Place, Nashville, TN 37215

This instrument and the interest hereby released and quitclaimed are subject to such limitations, restrictions and encumbrances as may affect the premises.

This instrument was prepared from information provided by the last Warranty Deed of record.

IN WITNESS WHEREOF, we have hereunto set my hand on this the 12 day of February 2020.

Peter DiChiara

Ann M. DiChiara

STATE OF New York
COUNTY OF New York

Personally, appeared before me, the undersigned, a Notary Public in and for said County and State, the within named, **Peter DiChiara and Ann M. DiChiara** the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal this the 12 day of February 2020.

Notary

My Commission Expires: 11/12/2023

Arif Soto
NOTARY PUBLIC, STATE OF NEW YORK
Registration No. 02SO6400396
Qualified in New York County
Commission Expires 11/12/2023

STATE OF New York
COUNTY OF New York

The actual consideration or value, whichever is greater, for this transfer is **-$0-.**

(Affiant)

Subscribed and sworn to before me, this 12 day of February 2020.

My Commission Expires: 11/12/2023

NOTARY PUBLIC

Arif Soto
NOTARY PUBLIC, STATE OF NEW YORK
Registration No. 02SO6400396
Qualified in New York County
Commission Expires 11/12/2023

Tennessee Certification of Electronic Document

I, Robert L. Scruggs (Signer's Name), 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.

Robert L. Scr
Signature

State of Tennessee
County of Davidson

Personally appeared before me, Anthony N. Greco (Notary's Name), a notary public for this county and state, Robert L. Scruggs (Signer's Name), who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary Signature

MY COMMISSION EXPIRES: September 7, 2020

NOTARY'S SEAL

ANTHONY N. GRECO
STATE OF TENNESSEE
NOTARY PUBLIC
COUNTY OF DAVIDSON
MY COMMISSION EXPIRES 9-7-2020