Karen Johnson Davidson County
Batch# 364814 DEEDQC
02/28/2020 08:34:21 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20200228-0022213

THIS INSTRUMENT PREPARED BY:
STAN REYNOLDS
REYNOLDS, POTTER, RAGAN & VANDIVORT, PLC
Attorneys-at-Law
210 East College Street
Dickson, Tennessee 37055
(615) 446-2221 (fax) 446-2232

Address of New Owners:	Send Tax Bills To:	Map / Parcel
Gayle Sisler, LLC 2013 Lynnwood Drive Franklin, TN 37069	Gayle Sisler, LLC 2013 Lynnwood Drive Franklin, TN 37069	104 02 0W 705.00

QUIT-CLAIM DEED

FOR AND IN CONSIDERATION of the sum of **One And NO/100ths Dollar ($1.00)**, and other good and valuable consideration, the receipt of which is hereby acknowledged, I, **GAYLE H. SISLER**, married, has bargained and sold and by these presents do transfer and convey unto, **GAYLE SISLER, LLC**, an Ohio Limited Liability Company, its successors and assigns, the following described tract or parcel of land, lying and being situated in Davidson County, Tennessee, and more fully described as follows:

Being Unit No. 705 together with Parking Space No. 47B together with the appurtenant interest in the common elements of West End Lofts, II Condominiums, a horizontal property regime established by Master Deed of record in Instrument No. 20030701-0091161 and amended in Instrument No. 20050106-002529 Register's Office for Davidson County, Tennessee said Unit being depicted on the Condominium Site Plan attached as Exhibit "D" to the aforementioned Master Deed.

Being the same property conveyed to Gayle H. Sisler by Warranty Deed from Benjamin Herron dated April 29, 2013 of record in Instrument No. 20130430-0042794 in the Register's Office for Davidson County, Tennessee.

This conveyance is made subject to the following: 1) 2020 taxes, a lien which are not yet due and payable; 2) Covenants, conditions, restrictions, reservation, easements liens for assessments options power of attorney and limitations on title created by the Tennessee "Horizontal Property Act" TCA and as set forth in the Master Deed recorded in Instrument 20030701-009116 and amended in Instrument 20050106-0002529, Register's Office for Davidson County, Tennessee the premises herein is a condominium apartment established pursuant to the provisions

of the Tennessee Code Annotated, and is subject to the provisions and requirements thereof; also subject to easements, rights, and interest 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; and also including without limitations all conditions covenants, restrictions, reservations, options, burdens, assessments, and other undertakings contained in the Master "Deed" establishing a horizontal property regime of West End Lofts II Condominium; 3) Charter of West End Lofts II Condominium Association of record in Instrument No. 20041215-014941; 4) All matters appearing on the plan of record in Book 161, Page 121.

This property is improved property known as 117 30th Avenue, #705, Nashville, Tennessee 37203-0000.

IN WITNESS WHEREOF, I have hereunto set my hand and signature, this 10th day of February, 2020.

Gayle H. Sisler

GAYLE H. SISLER

JON SISLER joins in this conveyance for the purpose of quit-claiming and conveying all right, title and interest he might have in and to the above-described property as the spouse of **GAYLE H. SISLER**.

JON SISLER

STATE OF Tennessee]
COUNTY OF Dickson]

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared **Gayle H. Sisler** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged herself to be the within named bargainor, and that she executed the foregoing instrument for the purposes therein contained.

WITNESS my hand, at office in the County and State aforesaid, this 10th day of February, 2020.

Dianne Larkins
NOTARY PUBLIC

My Commission Expires: April 18, 2022

DIANNE LARKINS STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF DICKSON

STATE OF Tennessee]
COUNTY OF Dickson]

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

WITNESS my hand, at office in the County and State aforesaid, this 10th day of February, 2020.

Dianne Larkins
NOTARY PUBLIC

My Commission Expires: April 18, 2022

DIANNE LARKINS STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF DICKSON

STATE OF Tennessee]
COUNTY OF Dickson]

I hereby swear or affirm that the actual consideration for this transfer is **$1.00**.

GAYLE SISLER, LLC, *an Ohio Limited Liability Company*

By: Gayle H. Sisler
GAYLE H. SISLER, *Member*

Subscribed and sworn to before me this 10th day of February, 2020.

Dianne Larkins
NOTARY PUBLIC

My Commission Expires: April 18, 2022

DIANNE LARKINS STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF DICKSON