Karen Johnson Davidson County
Batch# 396810 AFFIDAVIT
05/07/2020 09:15:30 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20200507-0047507

This documenet was prepared by: Synovus Bank / Wray Bertram

1750 Founders Parkway Suite 150
Alpharetta, GA 30009

NAME AFFIDAVIT

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BEFORE ME, the undersigned authority, authorized to administer oaths in and for said State and County, personally appeared this day, MAUREEN F SEITZ, who being by me first duly sworn, deposes and says on oath that he/she is one and the same person as

MAUREEN SEITZ and; _____

and; _____.

4/16/2020
Signature MAUREEN F SEITZ Date

AKA _____
MAUREEN SEITZ
AKA _____

AKA _____

This affidavit is given In reference to the conveyance/purchase/refinance of the property described as:

See Exhibit A attached hereto and made a part hereof by this reference

Signed, sealed and delivered in the presence of:

Signature of Witness
Print Name:

Signature of Witness
Print Name:

The foregoing instrument was acknowledged before me by means of x physical presence or online notarization, this 16 day of April, 2020 by _____, who is personally known to me or has produced _____ as identification.

BRANN EDWARDS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

Notary Public
State of TN
County of Davidson
My Comm. Expires 11-8-21

Exhibit A

THE FOLLOWING LANDS AND PROPERTY, TOGETHER WITH ALL IMPROVEMENTS LOCATED THEREON, LYING IN NASHVILLE, DAVIDSON COUNTY, TN TO WIT:

BEING UNIT NO. 614, TOGETHER WITH THE APPURTENANT INTEREST IN THE COMMON ELEMENTS OF THE ADELICIA, A CONDOMINIUM, A HORIZONTAL PROPERTY REGIME ESTABLISHED BY MASTER DEED OF RECORD IN INSTRUMENT NO. 20060222-0020964, AS AMENDED AND RESTATED BY INSTRUMENT OF RECORD IN INSTRUMENT NO. 20071212-0143307, REGISTERS OFFICE FOR SAID COUNTY (COLLECTIVELY, THE MASTER DEED), SAID UNIT BEING DEPICTED ON THE CONDOMINIUM PLAT ATTACHED AS EXHIBIT B TO THE AFOREMENTIONED MASTER DEED.

[TOGETHER WITH PARKING SPACE NUMBER(S) 239 AND 240 WHICH ARE ASSIGNED AS LIMITED COMMON ELEMENTS APPURTENANT TO THE ABOVE DESCRIBED UNIT, AS SET FORTH AND DEFINED IN THE MASTER DEED.]

THIS CONVEYANCE IS SUBJECT TO THE FOLLOWING ENCUMBRANCES (COLLECTIVELY, THE PERMITTED TITLE EXCEPTIONS):

1. ALL TAXES FOR THE YEAR OF CLOSING AND SUBSEQUENT YEARS, SPECIAL ASSESSMENTS AND OTHER ASSESSMENTS AND LIENS, WHETHER OR NOT THEY ARE OF RECORD.

2. APPLICABLE ZONING ORDINANCES AND ALL OTHER RESTRICTIONS AND REGULATIONS IMPOSED BY GOVERNMENT AUTHORITIES.

3. ALL OF THE TERMS, PROVISIONS, CONDITIONS, RIGHTS, PRIVILEGES, OBLIGATIONS, EASEMENTS AND LIENS SET FORTH AND CONTAINED IN THE MASTER DEED OF RECORD IN

INSTRUMENT NO. 20060222-0020964, AS AMENDED AND RESTATED BY INSTRUMENT OF RECORD IN INSTRUMENT NO.20071212-0143307, REGISTERS OFFICE FOR SAID COUNTY, AND ALL EXHIBITS THERETO, AS NOW OR HEREAFTER AMENDED, AND ALL INSTRUMENTS REFERRED TO THEREIN.

4. ALL COVENANTS, TERMS, PROVISIONS, CONDITIONS, RESERVATIONS, RESTRICTIONS, AGREEMENTS AND EASEMENTS OF RECORD WHICH AFFECT THE UNIT.

THIS BEING THE SAME PROPERTY CONVEYED TO DONALD SEITZ AND WIFE, MAUREEN SEITZ, DATED 12/14/2007 AND RECORDED ON 12/18/2007 IN INSTRUMENT NO. 20071218-0145276, IN THE DAVIDSON COUNTY RECORDERS OFFICE.
MAP GROUP PARCEL 092 16 0E 032.00

Certificate of Authenticity

I, Wray Bertram, 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.

Signature

State of GEORGIA

County of CHEROKEE

Personally appeared before me, MaryAnn C. Cash, a notary public for this county and state, WRAY BERTRAM who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary Signature

My Commission Expires: 05-17-22

Notary's Seal (If on paper)

MARY ANN C CASH
Notary Public - State of Georgia
Cherokee County
My Commission Expires May 17, 2022