Karen Johnson Davidson County
Batch# 425587 DEEDQC
06/24/2020 04:05:30 PM 6 pgs
Fees: $32.00 Taxes: $0.00
20200624-0068430

This instrument prepared by & send tax bills to:
Kathryn Kennedy and Patrick K Kennedy
146 Piedmont Avenue
Nashville, TN 37216

Quitclaim Deed

KNOW ALL MEN BY THESE PRESENTS, that **KATHRYN WHITE, NOW KNOWN AS KATHRYN E. KENNEDY, WHO ACQUIRED TITLE AS AN UNMARRIED WOMAN**, of 146 Piedmont Avenue, Nashville, TN 37216,
hereinafter called GRANTOR for valuable consideration paid, does hereby remise and release, quitclaim and convey all of his/her/their right, title and interest unto, **KATHRYN E. KENNEDY AND PATRICK K. KENNEDY, A MARRIED COUPLE AS TENANTS BY THE ENTIRETY,** of 146 Piedmont Avenue, NASHVILLE, TN 37216, hereinafter called GRANTEES, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 116 ON THE PLAN OF SUBDIVISION OF THE WATERS PLACE OIL MAXEY LANE OF RECORD IN PLAT BOOK 332, PAGE (S) 136 AND 137, IN THE REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAN REFERENCE IS HEREBY MADE FOR A MORE COMPLETE DESCRIPTION OF THE PROPERTY.

SAID LOT NO. 116 FRONTS 50 FEET ON THE SOUTH SIDE OF PIEDMONT AVENUE AND RUNS BACK BETWEEN PARALLEL LINES 150 FEET TO AN ALLEY IN THE REAR.

BEING THE SAME PROPERTY CONVEYED TO BLUE SKY ADVENTURES, LLC, A TENNESSEE LIMITED LIABILITY COMPANY BY WARRANTY DEED FROM AMERICAN CONSULTING CORPORATION, A TENNESSEE CORPORATION OF RECORD IN INSTRUMENT NO. 20141106-0102720 REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, DATED NOVEMBER 06, 2014 AND RECORDED ON

NOVEMBER 06, 2014. (VALUE OF CONSIDERATION SHOWN IN AFOREMENTIONED DEED $110,000.00.)

BEING THE SAME PROPERTY CONVEYED TO STRIVE PROPERTIES LLC, A TENNESSEE LIMITED LIABILITY COMPANY BY WARRANTY DEED FROM BLUE SKY ADVENTURES, LLC, A TENNESSEE LIMITED LIABILITY COMPANY OF RECORD IN INSTRUMENT NO. 20150108-0002077 REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, DATED JANUARY 08, 2015 AND RECORDED ON JANUARY 08, 2015. (VALUE OF CONSIDERATION SHOWN IN AFOREMENTIONED DEED $103,000.00.)

BEING THE SAME PROPERTY CONVEYED TO MADELEINE DEMOSS, AN UNMARRIED WOMAN, BY WARRANTY DEED FROM STRIVE PROPERTIES LLC, A TENNESSEE LIMITED LIABILITY COMPANY OF RECORD IN INSTRUMENT NO. 20150714-0068623 REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, DATED JULY 13, 2015 AND RECORDED ON JULY 14, 2015. (VALUE OF CONSIDERATION SHOWN IN AFOREMENTIONED DEED $235,000,00.) BEING ALSO KNOWN AS 146 PIEDMONT AVE. NASHVILLE, TENNESSEE 37216.

PARCEL ID #07212005900

THIS BEING THE SAME PROPERTY CONVEYED TO KATHRYN WHITE, AN UNMARRIED WOMAN FROM MADELEINE DEMOSS, AN UNMARRIED WOMAN IN A DEED DATED MARCH 29, 2017 AND RECORDED MARCH 30, 2017, AS INSTRUMENT NO. 20170330-0031291.

Property Commonly Known As: 146 Piedmont Avenue, Nashville, TN 37216

(THE REMAINDER OF THIS PAGE INTENTIONALLY LEFT BLANK)

202006240068430

IN TESTIMONY WHEREOF I/We have executed this instrument of the 12 day of June, 2020.

Kathryn White, now known as Kathryn E. Kennedy
KATHRYN WHITE, NOW KNOWN AS KATHRYN E. KENNEDY

NORMAN KANTROWITZ STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF SUMNER

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared, Kathryn E. Kennedy, whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and upon oath acknowledged he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office at Nashville, Tennessee on this date of June 12, 2020.

Norman Kantrowitz
Notary Public
My Commission Expires: 4/23/2024

I hereby swear or affirm that to the best of affiant's knowledge, information, and belief, the actual consideration for this transaction is: $0.00.

Kathryn E. Kennedy
Affiant

Subscribed and sworn to before me this the 12 day of June, 2020

Norman Kantrowitz
Notary Public
My Comm. Expires: 4/23/2024

NORMAN KANTROWITZ STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF SUMNER

LEGAL DESCRIPTION

EXHIBIT "A"

THE LAND REFERRED TO HEREIN BELOW IS SITUATED IN THE COUNTY OF DAVIDSON, CITY OF NASHVILLE, STATE OF TENNESSEE, AND IS DESCRIBED AS FOLLOWS:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 116 ON THE PLAN OF SUBDIVISION OF THE WATERS PLACE OIL MAXEY LANE OF RECORD IN PLAT BOOK 332, PAGE (S) 136 AND 137, IN THE REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAN REFERENCE IS HEREBY MADE FOR A MORE COMPLETE DESCRIPTION OF THE PROPERTY.

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PARCEL ID #07212005900

THIS BEING THE SAME PROPERTY CONVEYED TO KATHRYN WHITE, AN UNMARRIED WOMAN FROM MADELEINE DEMOSS, AN UNMARRIED WOMAN IN A

DEED DATED MARCH 29, 2017 AND RECORDED MARCH 30, 2017, AS INSTRUMENT NO. 20170330-0031291.

Property Commonly Known As: 146 Piedmont Avenue, Nashville, TN 37216
Parcel ID: 07212005900

True Copy Certification

I, Tracy Broderick, 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 Rhode Island

County of Newport

Personally appeared before me, [Daniel Gomes], a notary public for this county and state, [Tracy Broderick] who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My Commission Expires: 12-18-2023

Notary' Seal (if on paper)

