# QUITCLAIM DEED

AJ-QCD-20-2115-401

STATE OF TN
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $0.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 16 DAY OF July, 2020.

Notary Public

MY COMMISSION EXPIRES: 5/3/21 (AFFIX SEAL)

ADAM JEFFERSON STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires 05-03-2021

Karen Johnson Davidson County
Batch# 439089 **DEEDQC**
07/16/2020 11:59:21 AM 3 pgs
Fees: $17.00 Taxes: $0.00

20200716-0078067

**THIS INSTRUMENT WAS PREPARED BY (and return to):**

**Rudy Title & Escrow, LLC**
**2012 21st Avenue South**
**Nashville, TN 37212**

| ADDRESS NEW OWNER (S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP / PARCEL NUMBER (S) |
|---|---|---|
| **Ralph Wayne Smith and Jenelle Smith** | **New Owners** | |
| (NAME) **2115 Yeaman Place #401,** | (NAME) | **82-15-A-67.00** |
| (ADDRESS) **Nashville, TN, 37206** | (ADDRESS) | |
| (CITY) (STATE) (ZIP) | (CITY) (STATE) (ZIP) | |

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, **Nathaniel Thomas Smith, an unmarried person, and Ralph Wayne Smith and wife, Jenelle Smith, tenants in common with the Rights of Survivorship,** hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto **Ralph Wayne Smith and wife, Jenelle Smith** hereinafter called the Grantees, his/her/its/their heirs, successors and assigns, that certain tract or parcel of land in **DAVIDSON** COUNTY, STATE OF **TENNESSEE**, described as follows, to wit:

Land in Davidson County, Tennessee, being Unit No. 401 and Parking Space 166, 5th and Main Condominiums, as established under Master Deed of record in Instrument No. 20060630-0078751, as amended in Instrument No. 20070104-0001656, Instrument No. 20070424-0048607, Instrument No. 20080411-0036927, Instrument No. 20080512-0048553, Instrument No. 20081120-0114262, Instrument No. 20110921-0073283 and Instrument No. 20111129-0092827, Instrument No. 20120409-0030284, and Instrument No. 20120820-0074741, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to **Nathaniel Thomas Smith, an unmarried person, and Ralph Wayne Smith and wife, Jenelle Smith, tenants in common with the Rights of Survivorship** from **The Estate of Walter J. Luther, Norma Luther and Brad Bartels, Co-Administrators and Norma J. Luther, unmarried, heir at law,** in Instrument No. 20121205-0111780, Register's Office for Davidson, Tennessee.

This Instrument was prepared with information supplied by the Grantees. No title examination was performed to validate the accuracy of title. Therefore the preparer does not accept liability for this Instrument.

This is **Improved** property known as: **2115 Yeaman Place #401, Nashville, Tennessee 37206**.

Witness my hand this the 8 day of July, 2020.

NATHANIEL THOMAS SMITH

STATE OF TN )
COUNTY OF Davidson )

Personally appeared before me, the undersigned, a Notary Public in and for said County and State **NATHANIEL THOMAS SMITH**, the within named bargainor, 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 and official seal, this the 8 day of July, 2020.

Notary Public

My Commission Expires: 10/2/2023

GABRIEL LUTZ
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Witness my hand this the 7 day of July, 2020.

RALPH WAYNE SMITH

STATE OF Massachusetts )
COUNTY OF Norfolk )

Personally appeared before me, the undersigned, a Notary Public in and for said County and State **RALPH WAYNE SMITH**, the within named bargainor, 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 and official seal, this the 7th day of July, 2020.

Notary Public

My Commission Expires:

LORI ANN DIBONA
Notary Public
Commonwealth of Massachusetts
My Commission expires on March 14, 2025

Witness my hand this the 7 day of July, 2020.

JENELLE SMITH

STATE OF Massachusetts )
COUNTY OF Norfolk )

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

Witness my hand and official seal. this the 7 day of July, 2020.

Notary Public

My Commission Expires:

LORI ANN DIBONA
Notary Public
Commonwealth of Massachusetts
My Commission expires on March 14, 2025