33569-2

BOX #14

QUITCLAIM DEED

Karen Johnson Davidson County
Batch# 445396 DEEDQC
07/29/2020 10:39:20 AM 2 pgs
Fees: $12.00 Taxes $0.00

20200729-0083332

State of Tennessee)
County of Davidson)

The actual consideration for this transfer is $ -0- .

Eve R. Stuart
Affiant

Subscribed and sworn to before me, this the 28th day of July, 2020.

Katherine Goodson
Notary Public

My commission expires: Jan. 3, 2023

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Attorneys Title Company, Inc.
2927 Berry Hill Drive, Nashville, TN 37204-3126

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers
Philip R. Stuart and Eve R. Stuart	**"New Owners"**	**104 06 0 L 002 00 CO**
617 Cherry Glen Circle		
Nashville, TN 37215		

FOR AND IN CONSIDERATION OF THE SUM OF ONE DOLLAR, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE,

Philip R. Stuart and wife, Eve R. Stuart, as equal tenants in common

HEREINAFTER CALLED THE GRANTORS, HAVE QUITCLAIMED, AND BY THESE PRESENTS DO HEREBY CONVEY UNTO

Philip R. Stuart and Eve R. Stuart, husband and wife

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, ALL OF THE GRANTOR'S INTEREST IN AND TO A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

A certain Condominium Apartment in Davidson County, Tennessee, being Unit No. 2 on the Plan of Orleans Condominiums, which is designated as Exhibit "A" to the Master Deed, of record in Book 6437, Page 536, Register's Office for Davidson County, Tennessee, which plan and record thereof are incorporated herein and made a part hereof by reference. Master Deed was amended in Book 6442, Page 49, said Register's Office.

BEING the same property conveyed to Philip R. Stuart and wife, Eve R. Stuart, by Warranty Deed dated January 2, 1985, from Orleans, LTD, a Tennessee limited partnership, of record in Book 6469, Page 150, Register's Office for Davidson County, Tennessee. And further conveyed to Philip R. Stuart and wife, Eve R. Stuart, as equal tenants in common, by Quitclaim Deed dated November

16, 2005, from Philip R. Stuart and Eve R. Stuart, and Michael D. Sontag, of record in Instrument No. 20051216-0151327, said Register's Office.

SAID property is conveyed subject to the limitations, restrictions, and encumbrances as may affect the premises.

THIS INSTRUMENT HAS BEEN PREPARED BY THE FIRM OF ATTORNEYS TITLE COMPANY, INC., BASED UPON VERBAL INFORMATION AND DIRECTIONS FROM THE RESPECTIVE PARTIES. THE PARTIES ACKNOWLEDGE AND UNDERSTAND THAT SAID FIRM HAS RELIED ON INFORMATION PROVIDED TO IT AND DOES NOT REPRESENT THE ACCURACY THEREOF.

THE HEREIN LEGAL DESCRIPTION BEING THE SAME AS THE PREVIOUS DEEDS OF RECORD.

This is improved property, known as: **3210 Orleans Drive Apt 2, Nashville, TN 37212**.

Witness my/our hand(s) this **28th** day of **July, 2020.**

Philip R. Stuart

Philip R. Stuart

Eve R. Stuart

Eve R. Stuart

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Philip R. Stuart and wife, Eve R. Stuart,** the bargainors, 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 at Nashville, Tennessee, this **28th** day of **July, 2020.**

Katherine Goodson

Notary Public

KATHERINE GOODSON STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

My Commission Expires: Jan. 3, 2023