THIS INSTRUMENT PREPARED BY: **Chapman & Rosenthal Title, Inc.** **10 Burton Hills, Suite 430** **Nashville, TN 37215**	STATE OF TENNESSEE) COUNTY OF DAVIDSON) The actual consideration for ~~this~~ transfer is: $0.00 _____ Affiant Subscribed and sworn to before me, this 19th day of August, 2020. _____ Notary Public My Commission Expires: _____

ASHLEY MICHELLE SCHAD
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES MARCH 06, 2024

QUITCLAIM DEED

Address New Owner: Andrew L. Patton 944 9th Avenue South Nashville, TN 37203	Send Tax Bills To: New Owner	Tax Information: 105020F001.00

FOR AND IN CONSIDERATION of Ten and 00/100 Dollars ($10.00) and other good and valuable consideration, the receipt of all of which is **Andy Patton, Married**(hereinafter referred to as the "Grantor") do hereby quitclaim, transfer and convey **Andrew L. Patton and Margaret Patton, husband and wife,** his heirs and assigns all of his rights, title and interest in the real property in the County of Davidson, State of Tennessee, and more particularly described as follows:

A certain unit located in Davidson County, Tennessee, being known and designated as Unit No. A of 944 Ninth Avenue South Townhomes, a Horizontal Property Regime with Private Elements, established pursuant to the Declaration of Covenants, Conditions and Restrictions establishing 944 Ninth Avenue South Townhomes, a Horizontal Property Regime, of record in Instrument No. 20150804-0077506, in the Register's office for Davidson County, Tennessee, and with said Unit being depicted on Exhibit to said Declaration; together with a percentage interest in the common elements as set forth in said Declaration.

Being the same property conveyed to Andy Patton, by Warranty Deed from 944 9th LLC, a Tennessee Limited Liability Company, of record in Instrument No. 20160429-0042273, in the Register's Office of Davidson County, Tennessee, dated April 28, 2016 and recorded on April 29, 2016.

Karen Johnson Davidson County
Batch# 464655 DEEDQC
08/26/2020 11:15:38 AM 2 pgs
Fees: $12.00 Taxes: $0.00

20200826-0096736

Grantor covenants that they are lawfully seized and possess said real property in fee simple, have a good right to convey it, and that the same is unencumbered, except for 2020 taxes that are not yet due and payable, as well as any restrictions, conditions and easements of record.

Whenever used, the singular number shall include the plural, the plural the singular and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor has executed this instrument on this 18th day of August, 2020.

Andy Patton

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, aforesaid, Andy Patton with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 18th day of August, 2020.

Notary Public
My Commission Expires: _____

KATE ROSENTHAL
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES JULY 09, 2022