This Instrument is prepared by:
Biltmore Title, LLC
538 Brandies Circle Ste 101
Murfreesboro TN 37128

Karen Johnson Davidson County
Batch# 471999 DEEDQC
09/09/2020 09:06:16 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20200909-0102461

QUITCLAIM DEED

Address of New Owner:
Tyler Wadlington
Catilin Wadlington
1404B 10th Avenue North
Nashville, TN, 37208

Send Tax Bills to:
NEW OWNER

Map-Parcel:
081-12-4B-002.00-CO

For and in consideration of the sum of Ten Dollars ($10.00) cash in hand paid by the hereinafter named grantee(s), and other consideration, the receipt of all of which is hereby acknowledged, **Tyler Wadlington, a married man** does hereby quitclaim and transfer to **Tyler Wadlington and Catilin Wadlington,,husband and wife**, all of their rights, title and interest in the following parcel of real estate located in **Davidson County, Tennessee** and being further described as follows:

Land in Davidson County, Tennessee, being Unit B, together with common areas, as established by Declaration of Covenants, Conditions and Restrictions for Homes at 1404 10th Avenue North, a Horizontal Property Regime with Private Elements of record as Instrument No. 20170905-0090959 and amended in Instrument No. 20180711-0066920 and being shown on Plat attached thereto as an Exhibit in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Tyler Wadlington, a married man, by Warranty Deed from David Christopher Patton, an unmarried man, of record in Instrument No. 20200828-0097739, said Register's Office.

This instrument was prepared from information provided by the parties. No title examination or settlement has been performed. Preparer of this document makes no warranties as to title on the property herein contained.

This is improved property known as: **1404B 10th Avenue North, Nashville, TN, 37208.**

In Witness Whereof, the undersigned has executed this Quitclaim Deed on this 31st day of August, 2020.

Tyler Wadlington

STATE OF TENNESSEE
COUNTY OF RUTHERFORD

Before me, the undersigned Notary Public of the state and county aforesaid, personally appeared Tyler Wadlington, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who, upon oath, acknowledged that he/she/they executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal at office in Murfreesboro, Tennessee, this the 31st day of August, 2020.

Notary Public

My Commission expires: 8/22/22

Vanessa Allen Rutherford County STATE OF TENNESSEE NOTARY PUBLIC

STATE OF TENNESSEE
COUNTY OF RUTHERFORD

The actual consideration for this transfer is $0.00.

Affiant

Subscribed and sworn to before me under oath this 31st day of August, 2020.

Notary Public

My Commission Expires: 8/22/22

Vanessa Allen Rutherford County STATE OF TENNESSEE NOTARY PUBLIC