Karen Johnson Davidson County
Batch# 485882 DEEDQC
09/29/2020 03:16:30 PM 5 pgs
Fees: $32.00 Taxes: $0.00
20200929-0112310

FROM:

ALLISON E. BECK AND JACOB T. BECK, AS TENANTS IN COMMON

TO:

JEFFREY MOBLEY, TRUSTEE

FROM:

JEFFREY MOBLEY, TRUSTEE

TO:

ALLISON E. BECK AND HUSBAND, JACOB T. BECK

THIS INSTRUMENT PREPARED BY:
Jeffrey Mobley, atty.
Howard Mobley Hayes & Gontarek, PLLC
2319 Crestmoor Road
Nashville, Tennessee 37215
(615) 627-4444

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer is $--NONE--.

Affiant

Subscribed and sworn to before me, this 29th day of September, 2020.

Notary Public

My Commission Expires:

ALICIA BOHANNON NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY My Commission Expires 11-08-2022

Address of New Owners:	Send Tax Bills to:	Map-Parcel Numbers:
Allison E. Beck and husband, Jacob T. Beck 4110A Lone Oak Road Nashville, Tennessee 37215	SAME	131 03 1L 001.00

QUITCLAIM DEED

KNOW ALL PERSONS BY THESE PRESENTS that for and in consideration of the sum of Ten Dollars ($10.00), cash in hand paid, and other good and valuable consideration, the

receipt and sufficiency of which are hereby acknowledged, we, **Allison E. Beck and Jacob T. Beck**, for the purpose of making a re-conveyance to terminate a tenancy in common, and in lieu thereof to create a tenancy by the entireties between us, hereby remise, release and quitclaim all of our right, title and interest in and to certain real property in the State of Tennessee more particularly described on Exhibit A attached hereto and incorporated by reference to **Jeffrey Mobley, Trustee**, and to his successors and assigns.

A new legal description was not prepared for this transaction. The legal description is the same as the previous instrument of record.

Said property is quitclaimed subject to such limitations, restrictions and encumbrances as may affect the premises.

And now, I, the said **Jeffrey Mobley, Trustee**, for the purpose of carrying out the intent of this conveyance, as above set out, do hereby remise, release and quitclaim the same property hereinabove described and set forth, to which reference is hereby made, to **Allison E. Beck and husband, Jacob T. Beck**, hereinafter called the Grantees and the Grantees' heirs and assigns, as tenants by the entirety. Said property is quitclaimed subject to the same limitations, restrictions and encumbrances as may affect the premises, as above set forth.

WITNESS our hands this 29th day of September, 2020.

Allison E. Beck

Jacob T. Beck

Jeffrey Mobley, Trustee

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 Allison E. Beck, Jacob T. Beck and Jeffrey Mobley, Trustee, the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such persons executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 29th day of September, 2020.

My Commission Expires:

ALICIA M. BOHANNON STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires 11-08-2022

Notary Public

EXHIBIT A

Legal Description

Land lying in Davidson County, Tennessee, more particularly described as follows:

Being a certain private element unit situated in Davidson County, Tennessee, and further known as Unit A, together with the appurtenant common elements, of Glendale Commons II, created under Title 66, Section 27-101, et seq., as amended, Tennessee Code Annotated, and as established by the Declaration of Covenants, Conditions and Restrictions for Glendale Commons II Condominiums, a horizontal property regime with private elements and no general common elements, of record in Instrument No. 20140211-0012201, Register's Office for Davidson County, Tennessee, to which reference is hereby made. Said Unit being also depicted on the site plan of Glendale Commons II, attached as exhibit to said Declaration. The easements, restrictive covenants, conditions and regulations imposed upon and relating to the units, property, co-owners and tenants of Glendale Commons II provided in said Declaration, together with the By-Laws appended thereto, the aforementioned site plan, and the undivided percentage interest in the Common Elements appurtenant to each Unit, are incorporated herein by reference and made a part hereof the same as though copied herein for a more complete identification, description and placement of such Unit.

Being the same property conveyed to Allison E. Rappuhn and Jacob T. Beck, as tenants in common, by deed from Ava Johnson, of record as Instrument No. 20200220-0018764, Register's Office for Davidson County, Tennessee.

Allison E. Rappuhn and Allison E. Beck are one and the same person.

This conveyance is made subject to the following: current and subsequent years' State and County taxes, which have been assumed by the Grantees; all applicable zoning ordinances; utility, sewer, drainage and other easements of record; all subdivision/condominium assessments, covenants, bylaws, restrictions, declarations and easements of record; building restrictions; and other matters of public record.

This is improved property known as 4110A Lone Oak Road, Nashville, Tennessee 37215.

CERTIFICATE OF AUTHENTICITY

I, Jeffrey Mobley, 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.

Jeffrey Mobley

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Julia C. Hunt, a notary public for this county and state, Jeffrey Mobley, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary Public

My Commission Expires:

Notary's Seal (if on paper)

